



**AGENDA  
BUILDING STANDARDS COMMISSION  
FOR THE PRE-MEETING AT 9:00 A.M., ON MONDAY, JULY 24, 2023  
CITY COUNCIL CONFERENCE ROOM 2020, CITY HALL  
200 TEXAS STREET, FORT WORTH, TEXAS 76102**

**I. Call to Order**

Joshua Lindsay (District 1)  
Paul Clark-Chairman (District 3)  
Paul Kerpoe (District 5)  
Jennifer Ferguson (District 7)  
Pedro Juarez (District 9)  
VACANT (District 11)

VACANT (District 2)  
Brian Black-Vice Chairman (District 4)  
Michael Unell (District 6)  
James Walker (District 8)  
VACANT (District 10)

**II. Review of previous month's minutes**

- a. Discussion or questions pertaining to the June 26, 2023 meeting
- b. Changes submitted by Commissioners

**III. Discussions or questions concerning cases on current agenda of the Building Standards Commission**

- a. Any questions by Commissioners to clarify issues with cases

**IV. Request for future agenda items**

- a. Any requests by Commissioners

**V. Adjournment**

**AGENDA  
BUILDING STANDARDS COMMISSION  
FOR THE MEETING AT 9:30 A.M., ON MONDAY, JULY 24, 2023  
COUNCIL CHAMBER, CITY HALL  
200 TEXAS STREET, FORT WORTH, TEXAS 76102**

**I. CALL TO ORDER**

Joshua Lindsay (District 1)  
Paul Clark-Chairman (District 3)  
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Brian Black-Vice Chairman (District 4)  
Michael Unell (District 6)  
James Walker (District 8)  
VACANT (District 10)

**II. PLEDGE OF ALLEGIANCE**

**III. CONSIDERATION OF BUILDING STANDARDS COMMISSION MINUTES FROM JUNE 26, 2023**

**IV. PRESENTATION OF THE EVIDENTIARY PACKET FOR CASES ON THE CURRENT AGENDA**

**V. SWEAR IN THE INTERPRETER (IF APPLICABLE)**

**VI. SWEAR IN THOSE WHO PLAN TO GIVE TESTIMONY**

**VII. CASES TO WITHDRAW FROM TODAY'S AGENDA**

**VIII. THE COMMISSION WILL BREAK FOR A WORK SESSION AT APPROXIMATELY 12:00 P.M.**

**IX. NEW CASES RESIDENTIAL**

- a. **HS-23-102 (CD 2)** 2317 Grayson Avenue (Primary Structure) aka Lot 8, Block 7 of WESTHAVEN ADDITION, an addition to the City of Fort Worth, Tarrant County, Texas, according to the plat thereof recorded in Volume 388-34, Page 76 of the plat records of Tarrant County, Texas. Owner(s): Ricardo Salazar and Cristina Salazar. Lienholder(s): None.
- b. **HS-23-116 (CD 8)** 1321 East Davis Avenue (Primary Structure) aka Lot 21, Block 11, of HIGHLAND PARK ADDITION, to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof reocrded in Volume 310, Page 60, of the Deed Records of Tarrant County, Texas, (50% UNDIVIDED INTEREST EACH OWNER), 1321 East Davis Avenue (Primary Structure) aka Lot 21, Block 11, of HIGHLAND PARK ADDITION, to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof reocrded in Volume 310, Page 60, of the Deed Records of Tarrant County, Texas, (50% UNDIVIDED INTEREST EACH OWNER). Owner(s): Mary McCutcheon and Kelvin Lee McCutcheon. Lienholder(s): The State of Texas Office of the Attorney General and Linebarger Goggan Blair & Sampson, LLP.
- c. **HS-23-134 (CD 11)** 4328 Burke Road (Primary Structure) aka Lot 12, Block 3R of Golden Gate ADDITION, an addition to the City of Fort Worth in Tarrant County, Texas, according to the map of plat thereof recorded in Records of Tarrant County, Fort Worth, Texas. Owner: Linda D. Jackson. Lienholder(s): None.
- d. **HS-23-135 (CD 2)** 1613 Clinton Avenue (Accessory Structure Only) aka Lot No. Twenty Six (26), in Block No. One Hundred Two (102), North Fort Worth, Tarrant County (New Fort Worth), Texas, according to the Map or Plat thereof recorded on Volume 63, Page 149, of the Deed Records of Tarrant County, Texas. Owner: Manuel Tijerina. Lienholder(s): Neighborhood Parter, Inc. and CRPW II, LLC.
- e. **HS-23-136 (CD 2)** 2200 North Houston Street (Accessory Structure Only) aka Real Estate situated in Tarrant County, Texas, known and described as The West 90 feet of Lot No. Twenty Two (22) in Block No. One Hundred Sixty Four (164), NORTH FORT WORTH, now Fort Worth, Tarrant County, Texas. Owner(s): Sara Monique Martinez and Leticia Estela Torres. Lienholder(s): None.
- f. **HS-23-137 (CD 9)** 1213 Cameron Street (Primary Structure and Accessory Structure) aka Lot 22, Block 8, GREENBRIER ADDITION to the city of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 388-N, Page 1, Plat Records, Tarrant County, Texas. Owner(s): Joe M. Waters and wife, Ann Waters. Lienholder(s): None.
- g. **HS-23-139 (CD 11)** 5920 South Hampshire Blvd.(Primary Structure) aka LOT 7, R. N. SPEIGHTS SUBDIVISION OF A PORTION OF THE GEO. N. BUTTS SURVEY, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 388-D, PAGE 441, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner(s): Ruby Cooks, Sharon Mishaw, and Essie Mishaw—Trustees of Love, Faith, Hope, Power, and Deliverance Church. Lienholder(s): None.
- h. **HS-23-140 (CD 2)** 2111 Ellis Avenue (Primary Structure) aka Lot 6, Block 147, NORTH FORT WORTH ADDITION to the City of Fort Worth, Tarrant County, Texas aka Tad Account 01918788 NORTH FORT WORTH Block 147 Lot 6 16% UNDIVIDED INTEREST aka TAD Account 41416236 NORTH FORT WORTH Block 147 Lot 6 84% UNDIVIDED INTEREST. Owner(s): Angelina Maldonado, Beatrice Perez, Louis Arteaga, Alice Trujillo, Irene Trujillo, Margarit Mercado, Maria Arteaga, Sally De La Cruz, and Jimmy Arteaga, . Lienholder: City of Fort Worth c/o Linebarger Goggan Blair & Sampson, LLP.

**X. NEW CASE COMMERCIAL**

- a. **HS-23-141 (CD 11)** 2500 East Belknap Street (Primary Structure) aka A portion of Lot 1, STALVEY ADDITION, an Addition to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 1994, Page 448, Deed Records of Tarrant County, Texas. Owner: GTZ 2500, LLC. Lienholder(s): None.

**XI. ADMINISTRATIVE CIVIL PENALTY CASES RESIDENTIAL**

- a. **ACP-23-142 (CD 11)** 516 East Pafford Street aka LOT 5, IN BLOCK 4, OF J.S. SMITH ADDITION, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 204A, PAGE 118, OF THE MAP AND/OR PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner: Deborah Stone. Lienholder(s): Wells Fargo Bank, N.A.
- b. **ACP-23-143 (CD 9)** 4200 South Hughes Avenue aka Lot 1, Block 6, GOLDEN GATE ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the Plat filed in Book 388-2, Page 122, Deed Records, Tarrant County, Texas. Owner: Oma Cash. Lienholder(s): None.
- c. **ACP-23-144 (CD 2)** 2621 Propsect Avenue aka 2621 Propsect Ave., Fort Worth, Texas Lot 2, Block 47 Pruitt Subdivision, an Addition to the City of Fort Worth, Tarrant County, Texas aka Lots 2 and 3, Block 47, Pruitt Subdivision of M.G. Ellis Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the map or plat recorded in Volume 106, Page 90, Plat Records, Tarrant County, Texas. Owner: M & J Family Trust. Lienholder(s): Queen Shiva, Texas Property Tax Loans, Linebarger, Goggam, Blair & Sampson LLP, AFI Loan Servicing, LLP, Anson Financial, Inc., S & F Funding, LLC, Chany Development, Inc., Simona Barron, and ING Capital LLC.
- d. **ACP-23-145 (CD 8)** 1720 East Jessamine Street aka Lots 6 and 7, in Block 24, of Belmont Addition, an addition to the City of Fort Worth, Tarrant County, Texas, according to the plat thereof recorded in Volume 678, Page 468, of the Deed Records of Tarrant County, Texas. Owner: Kelly Chadwick. Lienholder(s): None.
- e. **ACP-23-146 (CD 8)** 1708 East Jessamine Street aka LOT 3, BLOCK 24, OF THE BELMONT ADDITION, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ALSO BEING DESCRIBED IN THAT CERTAIN DEED OF REORD IN VOLUME 8961, PAGE 2140, OF THE DEED RECORDS, TARRANT COUNTY, TEXAS. Owner: Endeavor Acquisitions, LLC. Lienholder(s): None.
- f. **ACP-23-147 (CD 8)** 1716 East Jessamine Street aka Lot 5, Block 24, out of the Belmont Addition, an addition to the City of Fort Worth, Tarrant County, Texas, and located within the Fort Worth Independent School District, and being further described in Volume 13259, Page 223 of the Tarrant County Deed Records. Owner: Endeavor Acquisitions, LLC. Lienholder(s): None.
- g. **ACP-23-148 (CD 8)** 1700 East Jessamine Street aka BELMONT ADDN BLK 24 LOT 1 1700 E JESSAMINE TAX ACCT #00181706 BELMONT ADDN BLK 24 LOT 2 1702 E JESSAMINE TAX ACCT #00181714 aka BELMONT ADDN BLK 24 LOT 1 & 2, 1700/1702 E JESSAMINE ALL ADDITIONS TO THE CITY OF FT WORTH, TARRANT COUNTY, TEXAS. Owner: Jose Johnathon Lara. Lienholder(s): None.
- h. **ACP-23-149 (CD 8)** 1702 East Jessamine Street aka BELMONT ADDN BLK 24 LOT 1 1700 E JESSAMINE TAX ACCT #00181706 BELMONT ADDN BLK 24 LOT 2 1702 E JESSAMINE TAX ACCT #00181714 aka BELMONT ADDN BLK 24 LOT 1 & 2, 1700/1702 E JESSAMINE ALL ADDITIONS TO THE CITY OF FT WORTH, TARRANT COUNTY, TEXAS. Owner: Jose Johnathon Lara. Lienholder(s): None.
- i. **ACP-23-148 (CD 8)** 1712 East Jessamine Street aka (TAD Account No. 00181730) Lot 4, Block 24, out of the BELMONT ADDITION, situated in the City of Fort Worth, Tarrant County, Texas, and located within the Fort Worth Independent School District, as shown by a deed of records in Volume 7713, Page 2141, of the Deed Records of Tarrant County, Texas (also known as 1712 E. Jessamine Street, Fort Worth, Texas 76104). Owner: Jose Johnathon Lara. Lienholder(s): Linebarger Goggan Blair & Sampson, LLP.

## **XII. ADMINISTRATIVE CIVIL PENALTY CASE COMMERCIAL**

- a. **ACP-23-151 (CD 8)** 2400 Ash Crescent Street aka LOT B, BLOCK 3, SYCAMORE CENTRAL INDUSTRIAL PARK ADDITION, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS ACCORDING TO THE PLAT RECORDED IN VOLUME 388-49, PAGE 26, PLAT RECORDS OF TARRANT COUNTY, TEXAS. Also by Tarrant Appraisal District Acct. # (Tad. Acct. # 03062600). Owner: Jose Johnathon Lara. Lienholder(s): None.

## **XIII. AMENDMENT CASES RESIDENTIAL**

- a. **HS-23-89 (CD 2)** 504 NW 25<sup>th</sup> Street (Primary Structure and 2 Accessory Structures) aka Lots 1 and 2, Block 25, M.G. Ellis Addition to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume

63, Page 19, Deed Records of Tarrant County, Texas. Owner: 25<sup>th</sup> and Ross Manifest Abundance LLC. Lienholder(s): Glenn Alegre and Cynthia Alegre.

- b. **HS-23-90 (CD 11)** 3028 College Avenue (Primary Structure) aka LOT 17, BLOCK 28, SOUTH HEMPHILL HEIGHTS ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 106, PAGE 132, PLAT RECORDS, TARRANT COUNTY, TEXAS. Owner(s): Jimmie Maldonado and wife, Julia Maldonado. Lienholder(s): None.

#### **XIV. AMENDMENT CASES ADMINSTRATIVE CIVIL PENALTY RESIDENTIAL**

- a. **ACP-23-98 (CD 8)** 1827 East Daggett Avenue aka Lot 21 and the East ½ of Lot 22, Block 46, GLENWOOD ADDITION, an addition to the City of Fort Worth, Tarrant County, Texas according to the Plat thereof recorded in Volume 63, Page 77, Deed records, Tarrant County, Texas. Owner: Billy Francis Lienholder(s): None.
- b. **ACP-23-112 (CD 8)** 2818 Avenue K (Primary Structure) aka Lot 5, Block 93, POLYTECHNIC HEIGHTS ADDITION to the City of Fort Worth, Tarrant County, Texas, according to Plat recorded in Volume 63, Page 109, Plat Records, Tarrant County, Texas. Owner: Van T. McGraw aka Van Tonette McGraw. Lienholder(s): Internal Revenue Service, Custom Corporation, and Linebarger, Goggan, Blair & Sampson, LLP.
- c. **ACP-23-115 (CD 11)** 5433 Dallas Avenue aka Lot 10, Block 5, HAINES PLACE ADDITION, SECOND FILING to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 388-F, Page 339, Plat Records, Tarrant County, Texas aka Lot 10, Block 5, Haynes Place Addition to the City of Fort Worth, Tarrant County, Texas, according to Deed Records of Tarrant County, Texas. Owner: Chris Clampitt. Lienholder(s): None.

#### **XV. CONTINUED CASE ADMINSTRATIVE CIVIL PENALTY RESIDENTIAL**

- a. **ACP-23-82 (CD 8)** 1701 East Jessamine Street aka lot, tract or parcel of land lying and being situated in Tarrant County, Texas and being described as follows, to-wit: Lots 23 and 24, Block 12, BELMONT ADDITION to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 309, Page 50, Deed Records of Tarrant County, Texas. Owner(s): Clemon Jones and wife, Bobbie Lee Jones. Lienholder(s): None.

#### **XVI. EXECUTIVE SESSION**

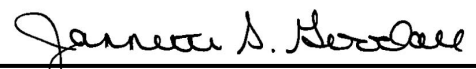
The Building Standards Commission may conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of the Texas Government Code, which are related to any case appearing on this agenda.

#### **XVII. ADJOURNMENT**

**ASSISTANCE AT THE PUBLIC MEETINGS:** This meeting site is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are requested to contact the City's ADA Coordinator at (817) 392-8552 or e-mail [ADA@FortWorthTexas.gov](mailto:ADA@FortWorthTexas.gov) at least 48 hours prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least 48 hours prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations.

**ASISTENCIA A REUNIONES PUBLICAS:** Este sitio de reunión es accesible con silla de ruedas. Se solicita a las personas con discapacidades que planean asistir a esta reunión y que necesitan acomodaciones, ayudas auxiliares o servicios tales como intérpretes, lectores o impresiones con letra grande, que se comuniquen con el Coordinador de la Asociación Americana de Discapacitados (ADA) de la Ciudad llamando al teléfono (817) 392- 8552 o por correo electrónico a [ADA@FortWorthTexas.gov](mailto:ADA@FortWorthTexas.gov) por lo menos 48 horas antes de la reunión, de modo que puedan hacerse los arreglos adecuados. Si la Municipalidad no recibe una notificación por lo menos 48 horas antes de la reunión, ésta hará un intento razonable para proporcionar las acomodaciones necesarias.

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official bulletin board, places convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time **Tuesday, July 11, 2023 at 10:15 a.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

  
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City Secretary for the City of Fort Worth, Texas