



AGENDA (REVISED)
BUILDING STANDARDS COMMISSION
FOR THE PRE-MEETING AT 9:00 A.M., ON MONDAY, JANUARY 26, 2026
PRE-COUNCIL CHAMBERS, CITY HALL
100 FORT WORTH TRAIL, FORT WORTH, TEXAS 76102

I. CALL TO ORDER

David Castles (District 1)
Jonathan Lyden (District 3)
Mohan Gyawali (District 5)
Stephanie Dike (District 7)
Vacant (District 9)
Stephanie Thompson (District 11)

Janet Lane (District 2)
Sean Black (Chairman (District 4)
Melody Goddy (District 6)
James Walker (District 8)
Al Alu – Vice Chairman (District 10)

II. REVIEW OF PREVIOUS MONTH'S MINUTES

- a. Discussion or questions pertaining to the December 15, 2025 meeting
- b. Changes submitted by Commissioners

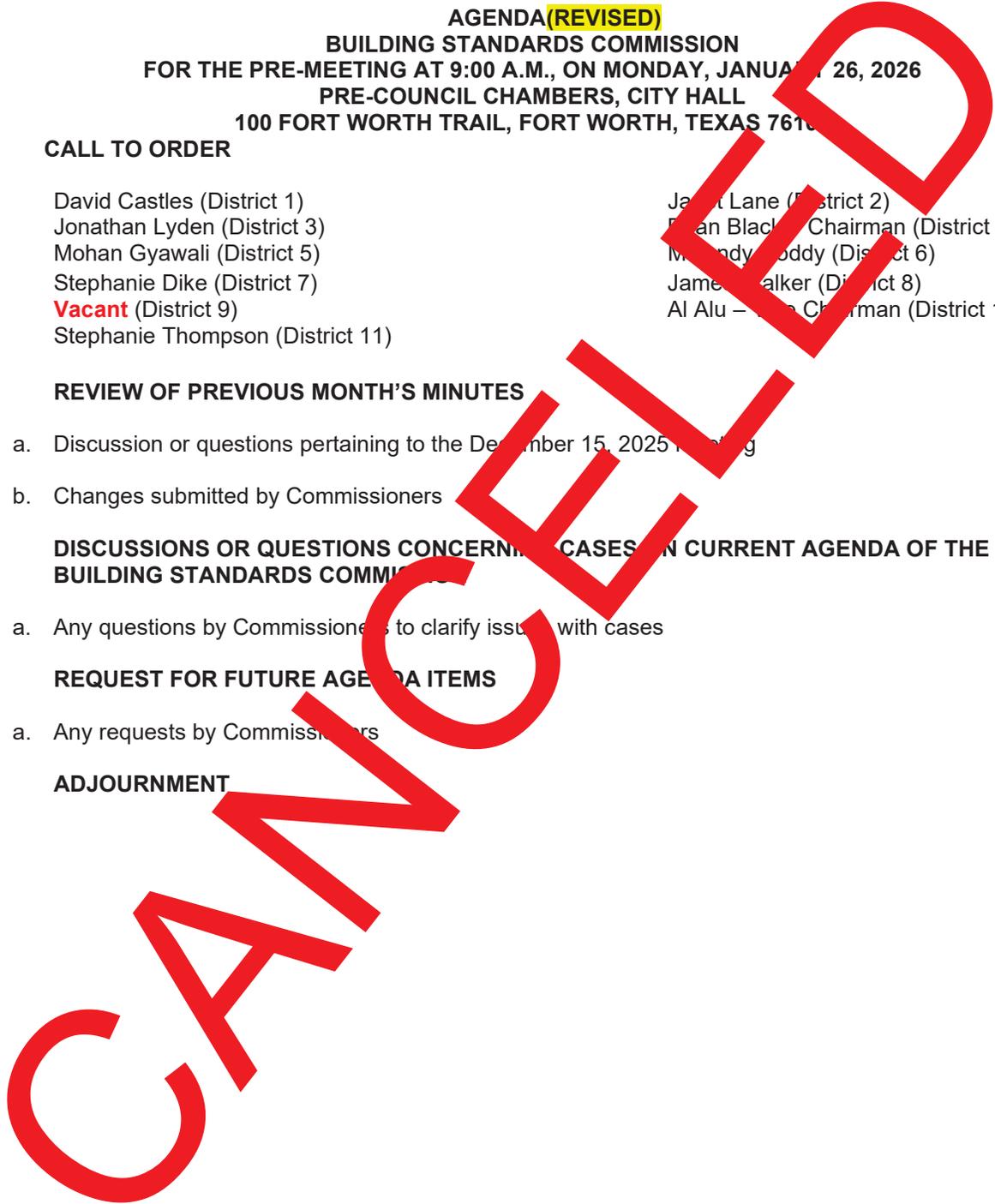
III. DISCUSSIONS OR QUESTIONS CONCERNING CASES ON CURRENT AGENDA OF THE BUILDING STANDARDS COMMISSION

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

IV. REQUEST FOR FUTURE AGENDA ITEMS

- a. Any requests by Commissioners

V. ADJOURNMENT



AGENDA (REVISED)
BUILDING STANDARDS COMMISSION
FOR THE MEETING AT 9:30 A.M., ON MONDAY, JANUARY 26, 2026
COUNCIL CHAMBERS, CITY HALL
100 FORT WORTH TRAIL, FORT WORTH, TEXAS 76102

I. CALL TO ORDER

David Castles (District 1)
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Janet Lane (District 2)
Brian Black – Chairman (District 4)
Melonie Doddy (District 6)
James Walker (District 8)
Alamu – Vice Chairman (District 10)

II. PLEDGE OF ALLEGIANCE

III. CONSIDERATION OF BUILDING STANDARDS COMMISSION MINUTES FROM DECEMBER 15, 2025

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 CASE RESIDENTIAL

- a. **HS-26-14 (CD 11)** 3636 College Ave (Primary Structure) aka Situated at 3636 College Avenue in Fort Worth, Texas and known and described as the North 50 feet of the E 1/2 of Block 56, of Silver Lake Addition to the City of Fort Worth, Tarrant County, Texas.
Owner: Olimpa Pettit. Lienholder: None.
- b. **HS-26-16 (CD 11)** 4105 Virginia Ln (Primary & Accessory Structures) aka Lot 8, of EDNA ESTES ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the Revised Plat thereof recorded in Volume 388-M, Page 137, Plat Records, Tarrant County, Texas.
Owner: Floyd L. ... Jr. Lienholder: Federal National Mortgage Association.
- c. **HS-26-17 (CD 11)** 1105 Arch St (Primary & Accessory Structures) aka LOT 12, ROWLAND PLACE, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS. ACCORDING TO THE PLAT RECORDED IN VOLUME 1704, PAGE 48 DEED RECORDS, TARRANT COUNTY, TEXAS
Owner: Cirilo Aguilar and Norma Aguilar. Lienholder: None.
- d. **HS-26-19 (CD 12)** 2025 N Houston St (Primary & Accessory Structures) aka LOT 11, BLOCK 143 OF NORTH FORT WORTH ADDITION, TO FORT WORTH TARRANT COUNTY, TEXAS ACCORDING TO PLAT RECORDED IN VOLUME 63, PAGE 149, DEED RECORDS OF TARRANT COUNTY, TEXAS
Owner: Alfredo Garcia. Lienholder: None.
- e. **HS-26-20 (CD 11)** 3602 S Main St (Accessory Structure) aka LOT 2i TUENTY ONE BLOCK 15 FIFTEEN, WORTH HEIGHT ADDITION IN THE CITY OF FT WORTH, TARRANT COUNTY TEXAS
Owner: Dagoberto Valencia. Lienholder: None.

- f. **HS-26-21 (CD 2)** 3008 Weber St (Primary Structure) aka Lot 2, Block 44, Morgan Heights Addition, an addition to the City of Fort Worth, Tarrant County, Texas, according to the plat thereof recorded in Volume 310, Page 44, Plat Records, Tarrant County, Texas
Owner: SP Homes, LLC. Lienholder: None.
- g. **HS-26-22 (CD 8)** 1621 Stella St (Primary & Accessory Structures) aka Lot 1 and the West 1/2 of Lot 14, Block 38, GLENWOOD ADDITION to the City of Fort Worth, Tarrant County, Texas, according to plat recorded in Volume 63, Page 77, of the Deed Records of Tarrant County, Texas
Owner: Juventina Diaz Gutierrez and Juvenal Ortega Arias. Lienholder: None.
- h. **HS-26-23 (CD 2)** 229 Byron St (Accessory Structure) aka Being a portion of Lots 51B and 52B, BROOKSIDE ACRES, an Addition to the city of Fort Worth, Tarrant County, according to the Plat Recorded in Volume 388-J, Page 401, Deed Records, Tarrant County, Texas
Owner: Patricia C. Mendiola and Mark Anthony Castaneda. Lienholder: Perdue Brandon, Fielder, Collins & Mott, LLP.
- i. **HS-26-25 (CD 5)** 2319 Lena St (Primary & Accessory Structures) aka Lot 9, BLOCK 4 MAXWELL SUBDIVISION AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, OUR OF THE JOHN AKERS SURVEY, ABSTRACT #24, TARRANT COUNTY, TEXAS
Owner: J.C. Renfro. Lienholder: None.

X. CONTINUED NEW CASE RESIDENTIAL

- a. **HS-26-13 (CD 8)** 1301 Cloverdale Dr (Primary Structure) aka Lot NINE (9), Block THREE (3), HIGHLAND HILLS ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the Plat recorded in Volume 388-3, page 118, Plat Records of Tarrant County, Texas.
Owner: Frank Marshall and Gilb Wae Marshall. Lienholder: Linebarger Goggan Blair & Sampson, LLP.

XI. ADMINISTRATIVE CIVIL PENALTY CASE RESIDENTIAL

- a. **ACP-26-13 (CD 2)** 2704 Anna Ave (Nuisance Abatement) aka Lot 14, Block 43, of Rosen Heights, First Filing, an addition to the City of Fort Worth, Tarrant County, Texas according to the Map or Plat thereof recorded in/under Volume 106, Page 56, of the Plat Records of Tarrant County, Texas.
Owner: 1301 Lagoda Trust. Lienholder: Anson Financial, Inc; New Frontier Financial; Propel Financial Services, LLC; R. Weaver, Inc; S Holdings, LLC; Capital One, N.A.; Heritage Credit, LLC; ING Capital, LLC; and Linebarger, Goggan, Blair & Sampson, LLP.
- b. **ACP-26-14 (CD 7)** 10812 Faylor St (Nuisance Abatement) aka LOT 30, BLOCK 12, CHAPEL CREEK RANCH PHASE 2 AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 388-208, PAGE 34, PLAT RECORDS, TARRANT COUNTY, TEXAS.
Owner: Mary Wright. Lienholder: Goldman Sachs Mortgage Company.
- c. **ACP-26-15 (CD 2)** 9524 Santa Monica Dr (Nuisance Abatement) aka Lot 31, Block 4, Linda Vista Estates Addition, an Addition to the city of Fort Worth, according to Plat Records of Tarrant County, Texas.
Owner: Terry Dunlap. Lienholder: Texas Star Inc..
- d. **ACP-26-16 (CD 2)** 2556 Decatur Ave (Nuisance Abatement) aka LOT 14, BLOCK 3, OF DIAMOND HILL, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 388, PAGE 21, PLAT RECORDS, TARRANT COUNTY, TEXAS.
Owner: William D. Roberts. Lienholder: Linebarger Goggan Blair & Sampson LLP.

- e. **ACP-26-17 (CD 9)** 2705 Ryan Ave (Nuisance Abatement) aka LOT 25, in BLOCK 26, of RYAN PLACE, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Map or Plat thereof recorded in Volume 204-A, Page 168, Plat Records, Tarrant County, Texas.
Owner: Terance M McCluskey. Lienholder: PHH Mortgage Services Corporation; and Fort Worth City Credit Union.
- f. **ACP-26-18 (CD 5)** 6233 Kentwood Pl (Nuisance Abatement) aka an undivided on-half interest to each Grantee in Lot 9, Block 4, Brentwood Hills Addition to the City of Fort Worth, Texas, Tarrant County, Texas according to the Plat filed in Book 388-Z, Page 116, Deed Records of Tarrant County, Texas.
Owner: William Robert Williams and Wayne Russell Williams, III. Lienholder: Linebarger Goggan Blair & Sampson, LLP.
- g. **ACP-26-19 (CD 5)** 6233 Kentwood Pl (Nuisance Abatement) aka an undivided on-half interest to each Grantee in Lot 9, Block 4, Brentwood Hills Addition to the City of Fort Worth, Texas, Tarrant County, Texas according to the Plat filed in Book 388-Z, Page 116, Deed Records of Tarrant County, Texas.
Owner: William Robert Williams and Wayne Russell Williams, III. Lienholder: Linebarger Goggan Blair & Sampson, LLP.
- h. **ACP-26-20 (CD 11)** 3602 S Main St (Nuisance Abatement) aka LOT 21 TWENTY ONE BLOCK 15 FIFTEEN, WORTH HEIGHT ADDITION IN THE CITY OF FT WORTH, TARRANT COUNTY TEXAS.
Owner: Dagoberto Valencia. Lienholder: None.
- i. **ACP-26-21 (CD 5)** 601 Cooks Ln (Nuisance Abatement) aka All that certain lot, tract or parcel of land situated in Tarrant County, Texas, and being described as part of J. THRESHER SURVEY, ABSTRACT NO. 1870, Tarrant County, Texas, and part of a tract of land deeded to H.C. Hildebrandt and J.R. Murphy, of record in Volume 1965, Page 530, Deed Records, Tarrant County, Texas, described more particularly in Deed recorded with the Tarrant County Clerk under Document# D212032160.
Owner: Susan Norman. Lienholder: Judith O. Smith Mortgage Group, Inc; U.S. Department of Housing and Urban Development; Mortgage Electronic Registration Systems, Inc; and JPMorgan Chase Bank, N.A..
- j. **ACP-26-22 (CD 11)** 4209 Eastport Ave (Nuisance Abatement) aka GJ ASSABRANNER SURVEY Abstract 7 Tract 25F04 AS SHOWN IN PLAT D193164537 OF TARRANT COUNTY CLERKS RECORDS AN ADDITION TO THE CITY OF FT WORTH, TARRANT COUNTY TEXAS, ACCORDING TO THE PLAT DEED RECORDS OF TARRANT COUNTY TEXAS.
Owner: Juan Perez Hernandez and Maria Gonzalez. Lienholder: Gutierrez Land Co. LLC.
- k. **ACP-26-23 (CD 11)** 508 Malinda Ln S (Nuisance Abatement) aka Lot 4, in Block 2, Hoggard Heights Addition, to the City of Fort Worth, Tarrant County, Texas, as shown by Plat thereof recorded in Book 388G, Page 153, Plat Records, Tarrant County, Texas.
Owner: Cecilia B. Mitchell. Lienholder: None.
- l. **ACP-26-24 (CD 5)** 3753 Waldorf St (Nuisance Abatement) aka Lot 5, Block 1, ASTORIA ADDITION, an addition to the City of Fort Worth, Tarrant County, Texas.
Owner: Arletha Sanders. Lienholder: Linebarger Goggan Blair & Sampson, LLP.
- m. **ACP-26-25 (CD 5)** 3749 Waldorf St (Nuisance Abatement) aka Lot 6, Block 1, Astoria Addition, an addition to the City of Fort Worth, Tarrant County, Texas.
Owner: Arletha Sanders. Lienholder: None.

XII. AMENDMENT CASE RESIDENTIAL

- a. **HS-25-89 (CD 3)** 9712 Santa Clara Dr (Primary Structure) aka Lot 11, Block 1, LINDA VISTA ESTATES, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Map or Plat recorded in Volume 388-C, Page 70, Map and/or Plat Records of Tarrant County, Texas.
Owner: Sylvia L. Ramos AND Ricardo Bracamontes Ramos. Lienholder: United Wholesale Mortgage, LLC.
- b. **HS-25-92 (CD 11)** 3755 Hemphill St (Primary Structure) aka LOT 2, BLOCK 20, SOUTH FORT WORTH ADDITION to the City of Fort Worth, Tarrant County, Texas, according to the plat recorded in Volume 204, Page 15, of the Deed Records, Tarrant County, Texas.
Owner: Rita Pacheco. Lienholder: None.
- c. **HS-25-103 (CD 9)** 1118 W Gambrell St (Primary Structure) aka all that certain Lot, tract or parcel of land, lying and being situated in Tarrant County, Texas, being part of Lot 15, Block 19, South Side Addition to the City of Fort Worth.
Owner: Della Badgero. Lienholder: None.
- d. **HS-25-106 (CD 9)** 5501 Westcreek Dr (Primary Structure) aka Lot 37, in Block 61, of SOUTH HILLS, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the plat thereof recorded in Volume 388-8, Page 13, of the Map Records of Tarrant County, Texas.
Owner: Ronnie P Curtis II. Lienholder: SCF Home, LP.
- e. **HS-25-109 (CD 6)** 7301 Moon Ridge Ct (Primary Structure) aka LOT 32, BLOCK 610, CANDLERIDGE, AN ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET SLIDE 6455 OF THE PLAT RECORDS OF TARRANT COUNTY, TEXAS.
Owner: TRANS AM SFE II, LLC. Lienholder: None.

XIII. AMENDMENT CASE ADMINISTRATIVE CIVIL PENALTY RESIDENTIAL

- a. **ACP-25-101 (CD 5)** 3132 Major St (Nuisance Abatement) aka BEING 100 feet out of the Northeast corner of Lot No. Eight (8), Block Sixteen (16) in the Hyde Jennings Subdivision of a part of the S.G. Jennings 738 acre survey in Tarrant County, Texas.
Owner: Richard E. Young and Linda Young. Lienholder: Linebarger Goggin Blair & Sampson LLP.

XIV. CIVIL PENALTY RESIDENTIAL

- a. **HS-25-33 (CD 2)** 2923 Cotton Ave (Primary Structure) aka LOT 12, BLOCK 70, M.G. ELLIS ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 63, PAGE 18, DEED RECORDS, TARRANT COUNTY, TEXAS.
Owner: Jimmy Bradley. Lienholder: None.

XV. 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.

XVI. 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 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.

ASSISTENCIA 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 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.

CANCELLED

I, the undersigned authority, 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 stamped on the following date and time Thursday, January 08, 2026 at 10:40 A. M. and remained so posted continuously for at least 3 business days preceding the scheduled date of said meeting.

Janeen A. Howdell
City Secretary for the City of Fort Worth, Texas