

AGENDA

**CITY OF DICKINSON, TEXAS
BUILDING STANDARDS COMMISSION
REGULAR MEETING
Wednesday, September 9, 2009
6:30 p.m.**

NOTICE is hereby given of a regular meeting of the Building Standards Commission of the City of Dickinson, Texas, to be held **WEDNESDAY, September 9, 2009, at 6:30 p.m.**, in the Council Chambers at City Hall, 4403 Hwy 3, for the purpose of considering the following:

ITEM 1) CALL TO ORDER

Roll Call of Members
Invocation
Pledge of Allegiance

ITEM 2) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Approval of Minutes for the August 12, 2009, Regular Meeting.

ITEM 3) PUBLIC COMMENT

OLD BUSINESS

ITEM 4) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Update the Commission regarding the property located at **3608 Oak Drive**, Abstract 19 Perry & Austin Lots 1 & 2 Sommers S-D of Lot 143 Addition D Dickinson ***Deferral***.

ITEM 5) PUBLIC HEARING – To obtain public input to consider an appeal and determine whether the building should be demolished or repaired in accordance with the notice and order of the Building Official. This request is for property located at **2605 24th Street**, (ABST 19 PERRY & AUSTIN E 80 FT OF LOT 1 BLK 128 MOORES ADDN).

- A. Applicant's Statement
- B. Those in Favor
- C. Those Opposed
- D. Applicant's Rebuttal
- E. Adjournment

ITEM 6) CONSIDERATION AND POSSIBLE ACTION CONCERNING: An appeal to determine whether the building should be demolished or repaired in accordance with the notice and order of the Building Official. This request is for the property located at **2605 24th Street**, (ABST 19 PERRY & AUSTIN E 80 FT OF LOT 1 BLK 128 MOORES ADDN).

AGENDA

NEW BUSINESS

ITEM 7) PUBLIC HEARING – To obtain public input to consider an appeal and determine whether the building should be demolished or repaired in accordance with the notice and order of the Building Official. This request is for property located at **4806 E 30th Street** (ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NICHOLSTONE).

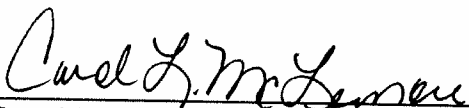
- F. Applicant's Statement
- G. Those in Favor
- H. Those Opposed
- I. Applicant's Rebuttal
- J. Adjournment

ITEM 8) CONSIDERATION AND POSSIBLE ACTION CONCERNING: An appeal to determine whether the building should be demolished or repaired in accordance with the notice and order of the Building Official. This request is for the property located at **4806 E 30th Street** (ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NICHOLSTONE).

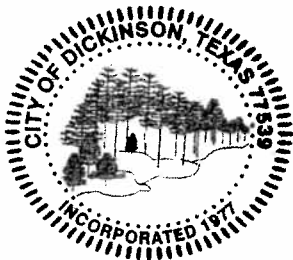
ITEM 9) ADJOURNMENT

CERTIFICATION

I hereby certify that a copy of this notice of a Regular Meeting of the Building Standards Commission for **September 9, 2009**, was posted at City Hall, 4403 Hwy 3, Dickinson, Texas, on September 4, 2009, prior to 5:00 p.m.



Carol L. McLemore, City Secretary



MINUTES

CITY OF DICKINSON BUILDING STANDARDS COMMISSION Regular Meeting

August 12, 2009

A Regular Meeting of the Building Standards Commission of the City of Dickinson, Texas was held on **August 12, 2009 at 6:30 p.m.** at City Hall, 4403 Hwy 3, for the purpose of considering the following items:

ITEM 1) CALL TO ORDER

Lee Gana called the meeting to order at 6:31 PM.

Board members present were Lee Gana, Frank Stansfield, Donald Smith, James Ayers, Ira Alexander and Larry Kindel. City staff present were Building Official Kevin Byal, Code Enforcement Officer Cynthia Smith, and Community Development Assistant Renee Wilson. Frank Stansfield gave the Invocation and Lee Gana led the Pledge of Allegiance.

ITEM 2) CONSIDERATION AND POSSIBLE ACTION CONCERNING: The Election of a Commission Chairman and Vice Chairman.

Frank Stansfield made a motion to elect Lee Gana as Chairman. Ira Alexander seconded the motion. **MOTION PASSED UNANIMOUSLY.**

Lee Gana made a motion to elect Ira Alexander as Vice Chairman. Larry Kindel seconded the motion. **MOTION PASSED UNANIMOUSLY.**

ITEM 3) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Approval of Minutes for the May 13, 2009, Regular Meeting.

James Ayers made a motion to approve the minutes. Donald Smith seconded the motion. **MOTION PASSED UNANIMOUSLY.**

ITEM 4) PUBLIC COMMENT

There was no public comment.

OLD BUSINESS

ITEM 5) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Previous Commission determinations regarding the property located at **3608 Oak Drive**, Abstract 19 Perry & Austin Lots 1 & 2 Sommers S-D of Lot 143 Addition D Dickinson *****Deferral***.**

Donald Smith made a motion to uphold the demolition order that the commission approved at the April 2009 meeting. Frank Stansfield seconded the motion. **MOTION PASSED UNANIMOUSLY.**

NEW BUSINESS

- ITEM 6) PUBLIC HEARING** – To obtain public input to consider an appeal and determine whether the building should be demolished or repaired in accordance with the notice and order of the Building Official. This request is for property located at **2605 24th Street**, (ABST 19 PERRY & AUSTIN E 80 FT OF LOT 1 BLK 128 MOORES ADDN).

Lee Gana opened the Public Hearing at 6:39 p.m.

Cynthia Smith updated the board on this property. Cynthia informed the Board that property owner's defaulted on loans against property. She advised that notice was sent to all interested parties including the Mortgage lender with no response. She advised that the City of Dickinson had obtained a search warrant on this date and asked the board to table this property until the next meeting so the City can inspect the inside of the property to determine if the structure is repairable.

Lee Gana closed the Public Hearing at 6:44 p.m.

- ITEM 7) CONSIDERATION AND POSSIBLE ACTION CONCERNING:** An appeal to determine whether the building should be demolished or repaired in accordance with the notice and order of the Building Official. This request is for the property located at **2605 24th Street**, (ABST 19 PERRY & AUSTIN E 80 FT OF LOT 1 BLK 128 MOORES ADDN)

Frank Stansfield made a motion to move this item to next months meeting. Donald Smith seconded the motion. **MOTION PASSED UNANIMOUSLY.**

- Item 8) ADJOURNMENT**

Lee Gana adjourned the meeting at 6:50 p.m.

Chairman



City of Dickinson
Community Development
Code Compliance Staff Review

Meeting Date/Agenda Item

September 9, 2009

Item # 4

Property Location

The property is located on the north-west corner of Oak and FM 517.

Property Address

The property is located at property located at 3608 Oak Drive, Abstract 19 Perry & Austin Lots 1 & 2 Sommers S-D of Lot 143 Addition D Dickinson ***Deferral***, in Dickinson, Galveston County, Texas.

Property Owner

Mr. Phillip Barbaria

Case History

6/11/2008 The property was brought before the Building Standards Commission. A representative for the property, Mr. Phillip Barbaria, requested the Commission allow him to continue work on the structure so that it can be brought into full compliance so that his father can reside in the home. He submitted three (3) documents to the Commission:

- a. Proposal from Aztec foundation from 1992
- b. License and permit bond issued by State Farm with a term beginning May 14, 2008 and ending May 14, 2009.
- c. Proposal from JSA Consulting.

The Commission motioned to allow thirty (30) days for Mr. Barbaria to submit an engineer's report outlining repairs identified in order to bring the structure up to all current building codes of the City of Dickinson and submit his building permit application along with any permit fees and that Mr. Barbaria submit a detailed project schedule/timeline listing all completion dates.

9/10/2008 Another Building Standards Commission hearing was held. The Commission was provided an update on the property. As requested by the Commission, Mr. Barbaria submitted information for review:

- a. Field Inspection Report from JSC
- b. Mr. Barbaria's Detailed Project Schedule Timeline
- c. Copy of the receipt for Phillip Barbaria's General Contractor License with the City of Dickinson
- d. Copy of the City of Dickinson Building Permit (BP2008-173) for a re-roof.

The Commission requested Mr. Barbaria allow City Officials access the property and structure so that City Officials could conduct a thorough inspection of the structure. The Commission made a motion to place the property on hold until the City could conduct an inspection of the structure and property. Mr. Barbaria repeatedly stated that he would not allow city staff on the property.

9/22/2008 Mr. Barbaria submitted the following documents to the City of Dickinson:

- a. Revised Detailed Project Timeline
- b. JSA Consulting Proposal for Structurally Sound and Windstorm Inspection During Remodeling Phase of the Project.

9/29/2008 The City of Dickinson obtained a Search Warrant for Fire, Health & Code Inspections for the property and structure located at 3608 Oak Drive.

- 10/1/2008 City Officials and the Fire Marshall's Office served a search warrant to Mr. Barbaria at 3608 Oak Drive. City Officials conducted an inspection of the structure and property. At the time of the inspection, officials found Mr. Barbaria initiated the installation of exterior siding.
- 10/8/2008 Stop work order was issued for the property until such time as the case could be brought before the Building Standards Commission for further direction.
- 2/11/2009 Another Building Standards Commission hearing was held. The Commission was provided the information submitted by Mr. Barbaria on 9/22/2008. The Commission motioned to allow Mr. Barbaria six (6) months to repair the structure with updates to the Commission every 30 days until completed.
- 3/11/2009 The Building Standards Commission was provided an update on the progress made. According the property owner(s) they are waiting for materials to arrive before they continue the repairs. The Commission reminded Mr. Barbaria that he only had four (4) months remaining to repair the structure with updates to the Commission every 30 days.
- 4/8/2009 Building Standards Commission motioned to demolish the structure at the end of six months if the structure is not brought into compliance.
- 5/8/2009 Observed that additional siding had been replaced on the structure.
- 5/13/2009 Code Enforcement Officer, Cynthia Smith, updated the Commission on the status of the property advising the Commission of the siding replacement on the structure. The Commission signed the Demolition Order in the event the property was not brought into full compliance by August 11, 2009.
- 7/28/2009 Additional repairs/improvements to the siding only were observed and photographed.
- 8/12/2009 As of this date, only the permit for the re-roof has been applied for. Building Standing Commission upheld the Demolition Order.
- 8/22/2009 Mr. Phillip Barbaria Jr. appealed the Building Standards Commission decision to City Council.
- 8/28/2009 A legal notice of the BSC public hearing was printed in the local newspaper, Galveston County "The Daily News".
- 9/8/2009 Mr. Barbaria's appeal of Building Standards Commission's Decision to Demolish Structure at 3608 Oak Dr was heard before City Council, staff to present update to the Building Standards Commission at the September 9, 2009 meeting.

Reviewed By

Cynthia Smith

Attachment(s)

- Galveston County Tax Office Property Statement
- Galveston CAD Area Map
- Newspaper Legal Notice of Public Meeting



Galveston County Tax Office

Tuesday, July 21 2009

Property Tax Statement

[Begin a New Search](#) [Go to Your Portfolio](#)

[Tax Statement](#)

Unless otherwise noted, all data refers to tax information for 2008. All amounts due include penalty, interest, and attorney fees when applicable.

Account Number: 66200000001000

Pending Internet Payments:
No Credit Card Payment Pending

Address:
BARBARIA PHILIP J SR
P O BOX 126
DICKINSON, TX 77539-0126

Pay by Credit Card or E-Check

Property Site Address:
3608 OAK DR
77539

Market Value: \$96,760

Legal Description:
ABST 19 PERRY & AUSTIN LOTS 1 & 2 SOMMER
S S-D OF LOT 143 ADDN D DICKINSON ***DEF
ERRAL***

Land Value: \$40,760

Improvement Value: \$56,000

Current Tax Levy: \$845.68

Capped Value: \$0

Current Amount Due: \$879.51

Agricultural Value: \$0

Prior Year Amount Due: \$17,797.67

Exemptions: 065 HOM

Total Amount Due: \$18,677.18

[Exemption and Tax Rate Information](#)

Last Payment Amount for Current Year Taxes:
Not Received

[Taxes Due Detail by Year and Jurisdiction](#)

Last Payer for Current Year Taxes:
Not Received

[Payment Information](#)

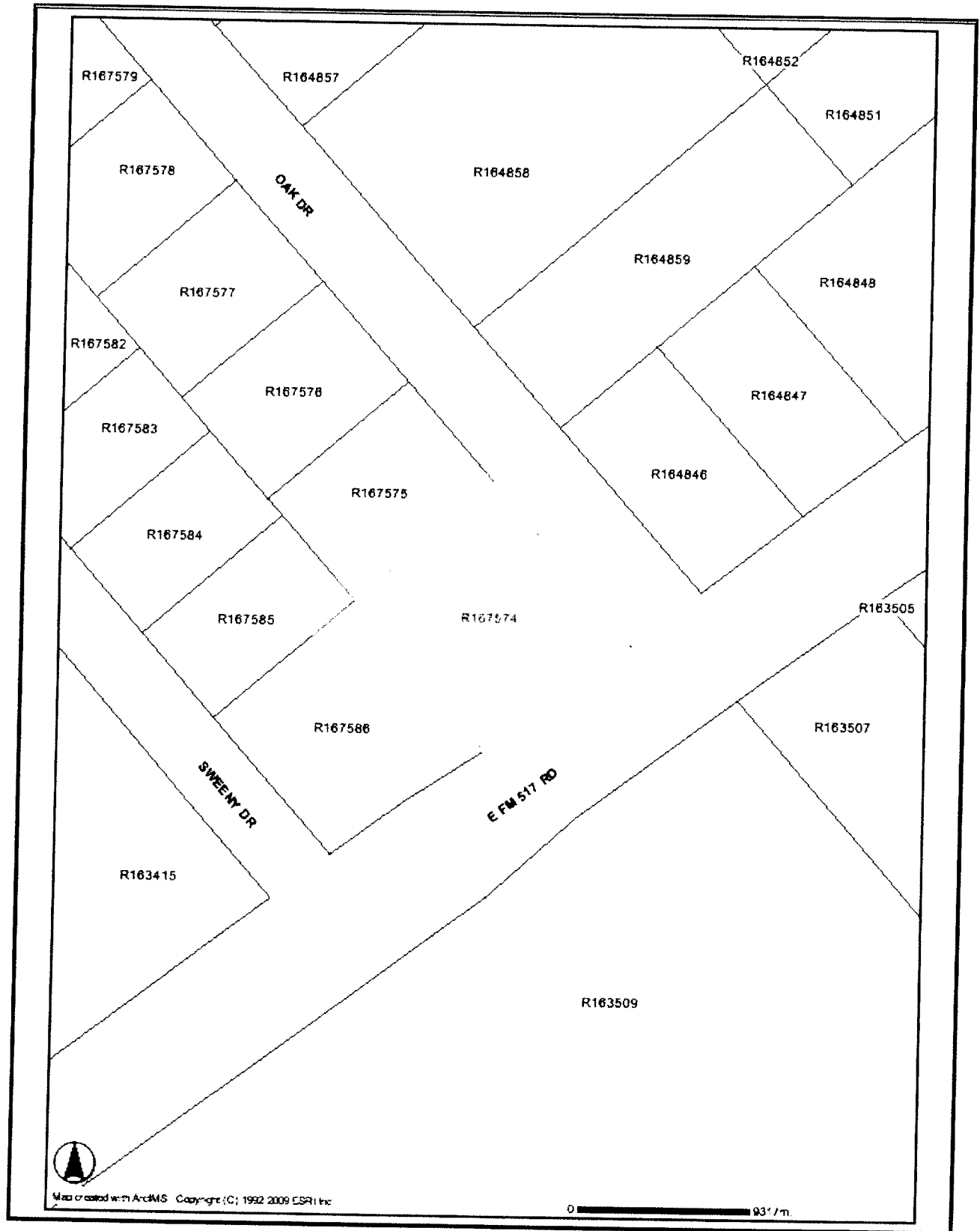
Last Payment Date for Current Year Taxes:
Not Received

[Click Here](#) to see your estimated amount due for a future date. You can see this information by year and by both year and jurisdiction.

[Return to Galveston County Homepage](#)

GALVESTON COUNTY TAX OFFICE
P O Box 1169
GALVESTON, TX 77553-1169
281-318-8719

Disclaimer: The Galveston County Tax Office provides this World Wide Web (WWW) site information and services "as is" without warranty of any kind, either expressed or implied. The Galveston County Tax Office does not warrant the accuracy, authority, completeness, usefulness, timeliness, or fitness for a particular purpose of its information or services. The Galveston County Tax Office, its officials and employees shall not be liable for any loss or injury caused in whole or part by its negligence, contingencies, beyond its control, loss of data, or errors or omissions in the WWW site information or services.





City of Dickinson
4403 Hwy 3
Dickinson, Texas 77539

phone 281.337.2489
fax 281.337.6190
ci.dickinson.tx.us

Notice of Meeting for Newspaper

Public Notice
City of Dickinson, Texas
Notice of Public Meeting

The City of Dickinson Building Standards Commission will conduct a public meeting on September 9, 2009 at 6:30 p.m. in the Council Chambers of the City of Dickinson Municipal Building located at 4403 Hwy 3 in Dickinson, Texas. The following properties are on the Building Standards Agenda:

3608 Oak Drive and further known as Abst 19 Perry & Austin Lots 1 & 2 Sommers S-D of Lot 143 Addn D Dickinson ***Deferral*** in the City of Dickinson, Galveston County

2605 24th Street and further known as Abst 19 Perry & Austin E 80 FT of Lot 1 Block 128 Moores Addn in the City of Dickinson, Galveston County, Texas

4806 E. 30th Street and further known as ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NICHOLSTONE in the City of Dickinson, Galveston County, Texas

Cynthia Smith
Compliance Officer
City of Dickinson
281-337-6259



City of Dickinson
Community Development
Code Compliance Staff Review

Meeting Date/Agenda Item

September 9, 2009

Item(s) # 5 & 6

Property Location

The property is located on 24th Street, on the north-west side, between State Highway 3 and Ave F.

Property Address

The property is located at 2605 24th Street, ABST 19 PERRY & AUSTIN E 80 FT OF LOT 1 BLK 128 MOORES ADDN, in Dickinson Texas, Galveston County.

Property Owner

Riocarioca Properties, LLC.

Case History

- 5/5/2009 The property was observed to be abandoned, unsecured and in violation of multiple City and State Laws. A Notice of Violation was sent to the current property owners providing 30 days to bring the property into compliance.
- 6/23/2009 The Notice of Violation was returned to the City of Dickinson marked "Undelivered" and "Unable to Forward". For the following reasons it was determined appropriate to bring the property before the Building Standards Commission:
- a. Previous violations and/or hazards on the property
 - b. The structure was abandoned, unsecured and not adequately maintained.
 - c. Visible deterioration of structure and moisture barrier.
 - d. The structure constitutes a Fire Hazard.
- 7/28/2009 An area inspection revealed the property had been mowed, trash removed and the structure boarded up.
- 8/12/2009 The property was taken before the Building Standards Commission for possible future action. The Commission motioned that an inspection of the structure and property be conducted and findings reported to the Commission at the September 9, 2009 meeting.
- 8/19/2009 An inspection of the property was conducted, staff to present findings to the Building Standards Commission at the September 9, 2009 meeting.
- 8/28/2009 A legal notice of the public hearing was printed in the local newspaper, Galveston County "The Daily News".

Possible Staff Recommendation

- Declare the structure substandard and a hazard to the public health, safety and welfare.
- AND**
- Order the repair of the property – provide an amount of time that would be reasonable to complete repairs.
- OR**
- Order the demolition of the property and no time for repair should be given.

Reviewed By

Cynthia Smith

Attachment(s)

- Galveston County Tax Office Property Statement
- Galveston CAD Area Map
- Newspaper Legal Notice of Public Meeting
- Inspection Report
- Photos dated 8/19/2009
- Orders



Galveston County Tax Office

Thursday, August 6 2009

Property Tax Statement

[Begin a New Search](#) [Go to Your Portfolio](#)

[\[Tax Statement\]](#)

Unless otherwise noted, all data refers to tax information for 2008. All amounts due include penalty, interest, and attorney fees when applicable.

Account Number: 518201280001002

Pending Internet Payments:
No Credit Card Payment Pending

Address:
RIOCARIOCA PROPERTIES LLC
826 HAHLO ST
HOUSTON, TX 77020

Pay by Credit Card or E-Check

Property Site Address:
2605 24TH ST
77539

Market Value: \$86,400

Legal Description:
ABST 19 PERRY & AUSTIN E 80 FT OF LOT 1
BLK 128 MOORES ADDN

Land Value: \$4,000

Improvement Value: \$82,400

Current Tax Levy: \$2,519.16

Capped Value: \$0

Current Amount Due: \$0.00

Agricultural Value: \$0

Prior Year Amount Due: \$0.00

Exemptions: None

Total Amount Due: \$0.00

[Exemption and Tax Rate Information](#)

Last Payment Amount for Current Year Taxes: \$2,523.31

[Taxes Due Detail by Year and Jurisdiction](#)

Last Payer for Current Year Taxes:
LITTON LOAN SERVICING LP

[Payment Information](#)

Last Payment Date for Current Year Taxes: 12/31/2008

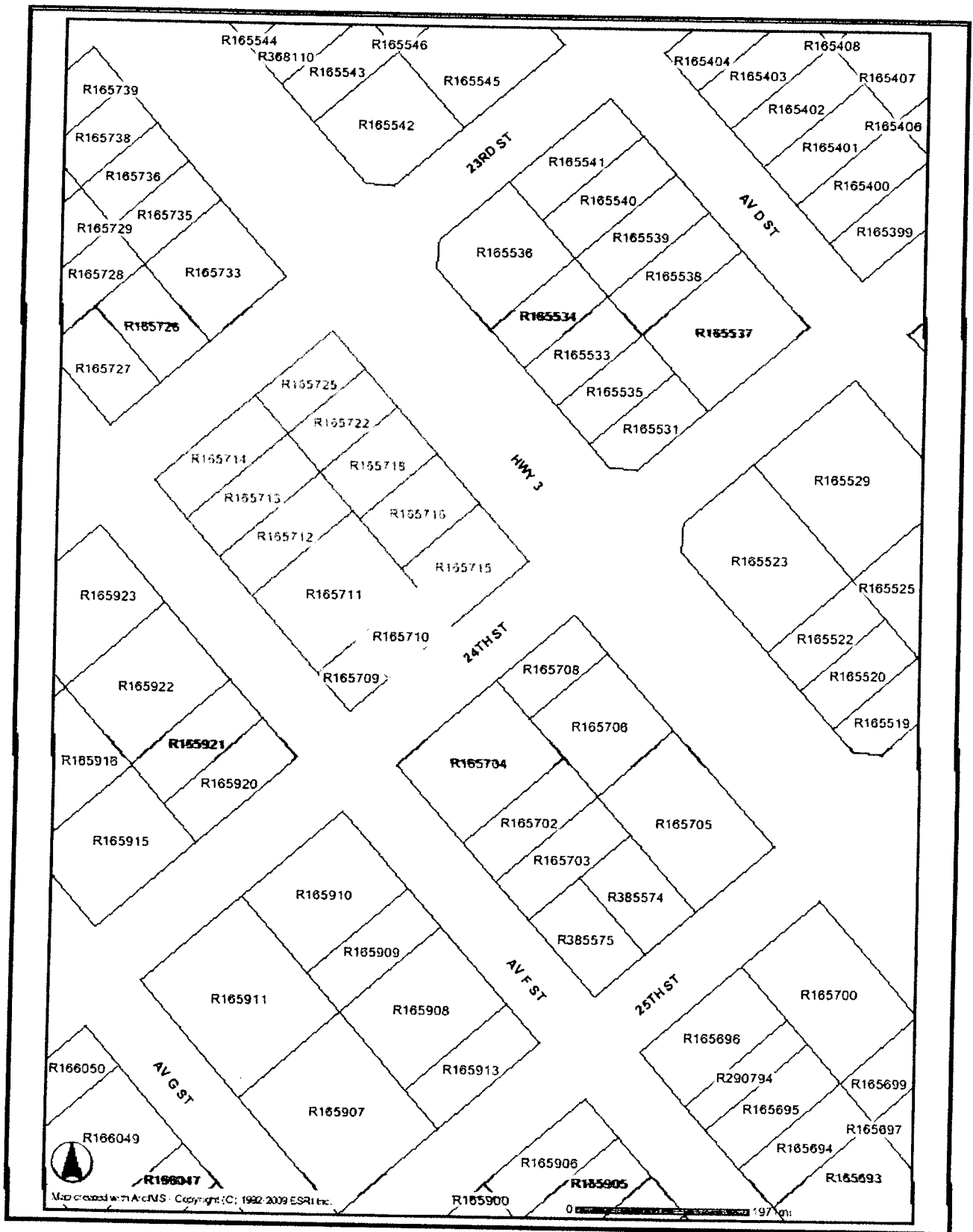
[Click here](#) to see your estimated amount due for a future date. You can see this information by year and by both year and jurisdiction.

Return to Galveston County Homepage

GALVESTON COUNTY TAX OFFICE
P.O. Box 1169
GALVESTON, TX 77553-1169
281-316-5719

Disclaimer: The Galveston County Tax Office provides this World Wide Web (WWW) site information and services "as is" without warranty of any kind, either expressed or implied. The Galveston County Tax Office does not warrant the accuracy, authority, completeness, usefulness, timeliness, or fitness for a particular purpose of its information or services. The Galveston County Tax Office, its officials and employees shall not be liable for any loss or injury caused in whole or part by its negligence, contingencies, beyond its control, loss of data, or errors or omissions in the WWW site information or services.

©2002 Data Analysis & Connection Technologies, All rights reserved.





City of Dickinson
4403 Hwy 3
Dickinson, Texas 77539

phone 281.337.2489
fax 281.337.6190
ci.dickinson.tx.us

Notice of Meeting for Newspaper

Public Notice
City of Dickinson, Texas
Notice of Public Meeting

The City of Dickinson Building Standards Commission will conduct a public meeting on September 9, 2009 at 6:30 p.m. in the Council Chambers of the City of Dickinson Municipal Building located at 4403 Hwy 3 in Dickinson, Texas. The following properties are on the Building Standards Agenda:

3608 Oak Drive and further known as Abst 19 Perry & Austin Lots 1 & 2 Sommers S-D of Lot 143 Addn D Dickinson ***Deferral*** in the City of Dickinson, Galveston County

2605 24th Street and further known as Abst 19 Perry & Austin E 80 FT of Lot 1 Block 128 Moores Addn in the City of Dickinson, Galveston County, Texas

4806 E. 30th Street and further known as ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NICHOLSTONE in the City of Dickinson, Galveston County, Texas

Cynthia Smith
Compliance Officer
City of Dickinson
281-337-6259



CITY OF DICKINSON

MEMORANDUM

To: Cynthia Smith, Code Enforcement Officer
From: Kevin Byal, Chief Building Official *KB*
Date: August 21, 2009
RE: Assessment of 2605 24th Street

On August 19, 2009 an inspection of the vacant, 2 story apartment structure was conducted to assess the building for violations of the City of Dickinson Code of Ordinance. Below are my findings:

1. Unsafe Conditions:

- a. The anchorage of the walls and floors to the foundation have been compromised as a result of sever structural decay to the point that the building is not capable of resisting normal loads.
- b. Siding and masonry joints between the building envelope and the perimeter of windows and doors are not maintained weather tight.
- c. Structural members have evidence of deterioration and not capable of supporting normal loads.
- d. Roofing and roofing components have defects that admit rain, contributing to the accelerated decay of the building.
- e. Exterior and interior walls have holes, cracks, and loose and rotting material.
- f. The floor joists have structural defects and show signs of deterioration.
- g. Exterior stairs and decks, including guard rails and hand rails, have rot and decay and are not structurally sound.

2. Electrical, Mechanical and Plumbing Systems:

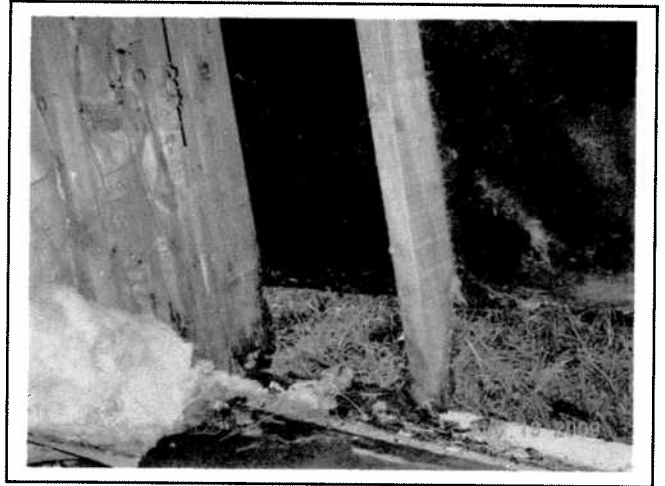
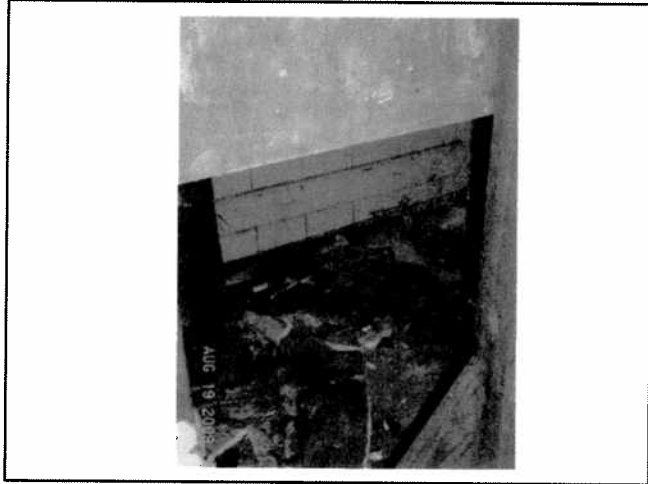
- a. The building electrical system has been vandalized and is in an unserviceable condition.
- b. The building mechanical system is nonexistent.
- c. The building plumbing system deteriorated to the point it is unserviceable.

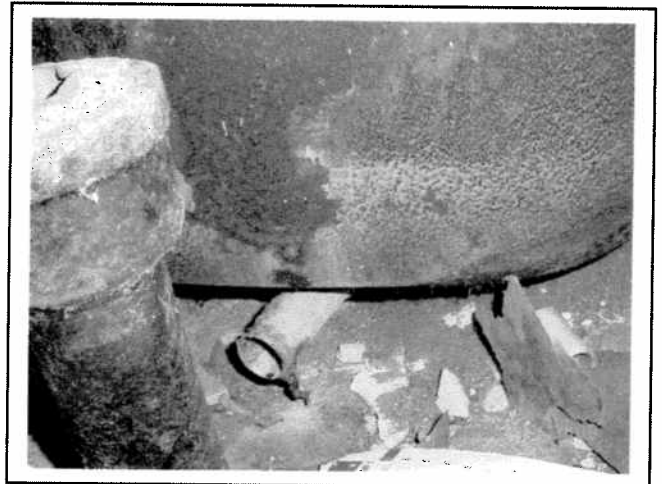
Given the current condition of the building and it systems, it should be placed on the next Building Standards Commission agenda with our recommendation that the building be demolished.

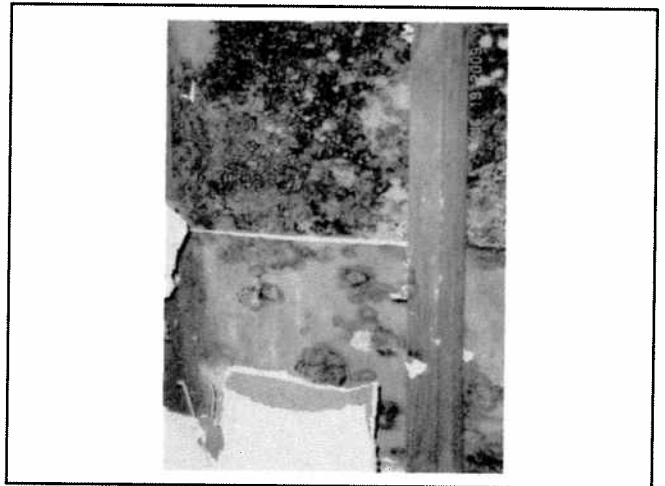
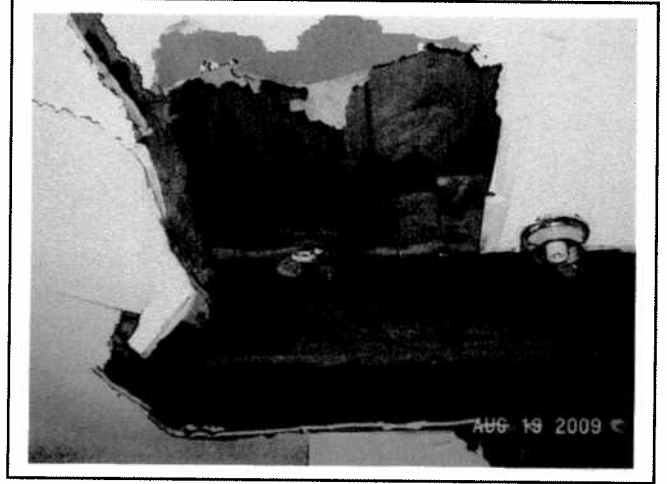
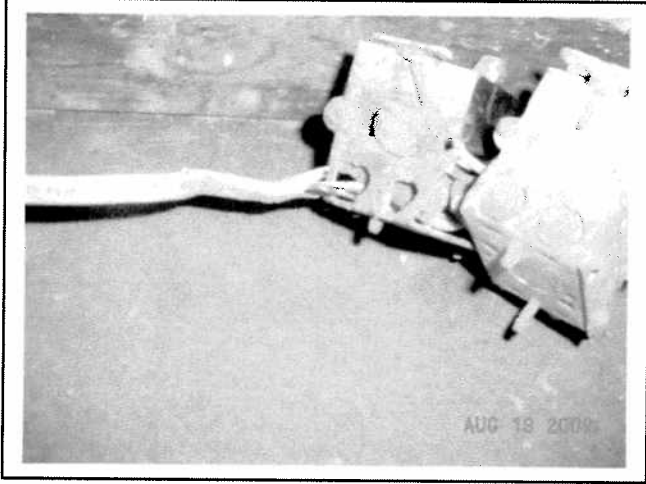
2605 24th Street

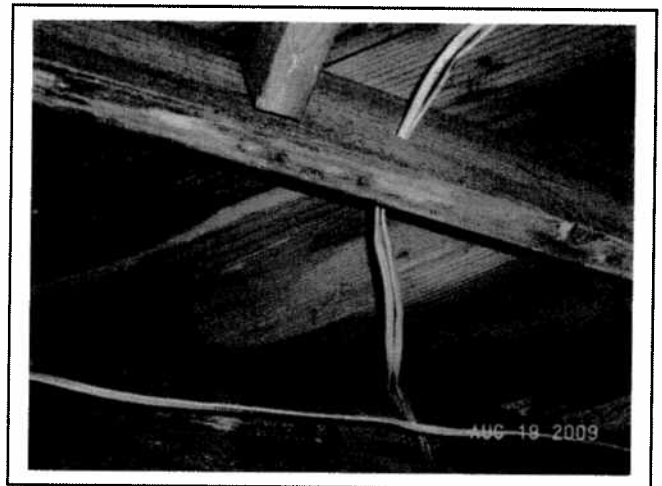
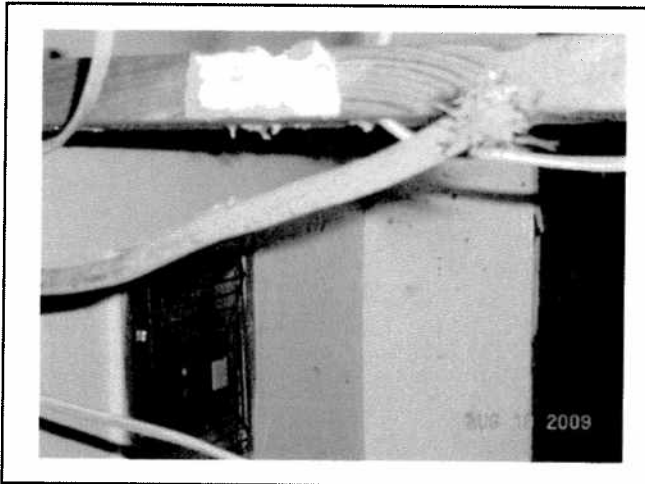
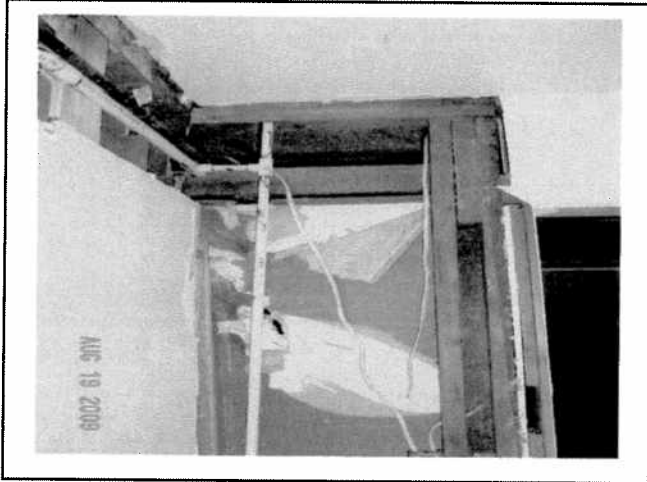
Building Standards Meeting
September 9, 2009

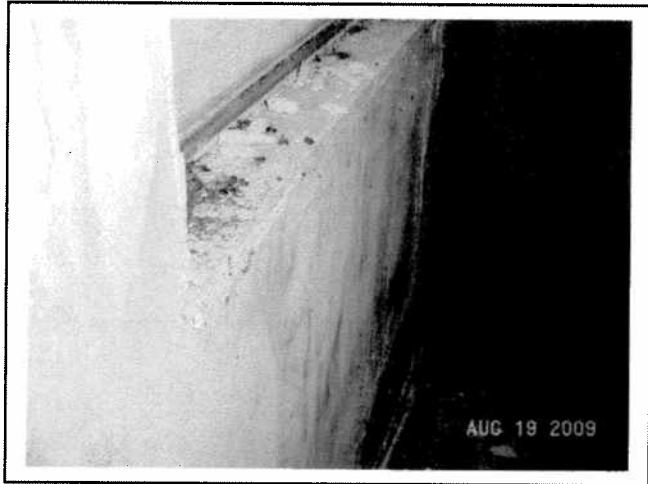


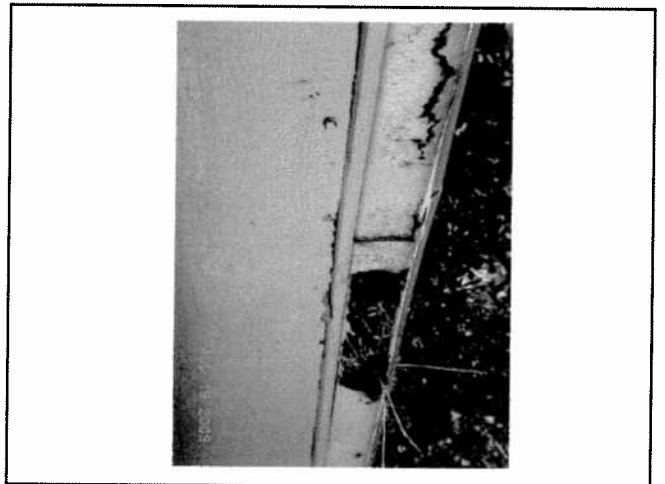


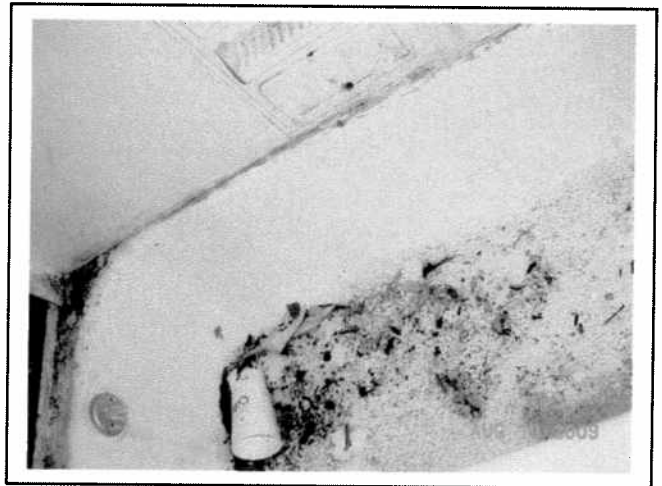
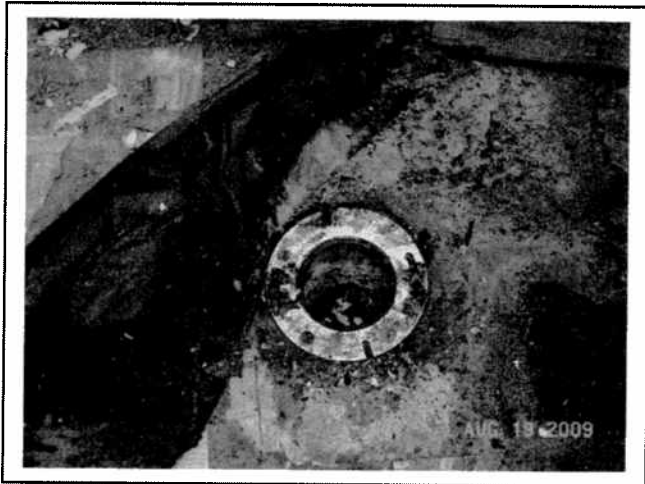
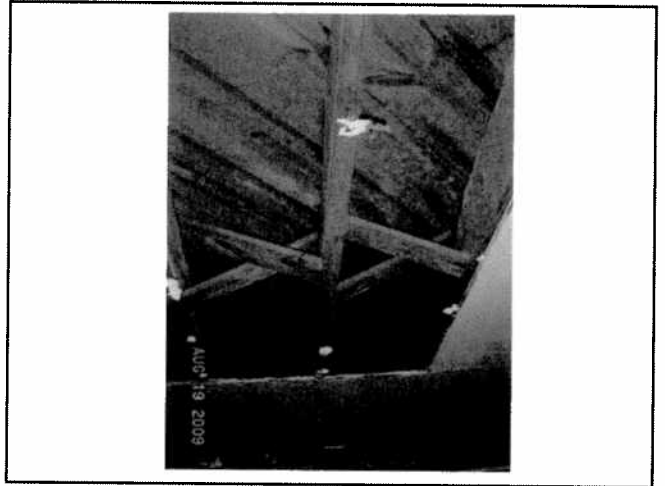
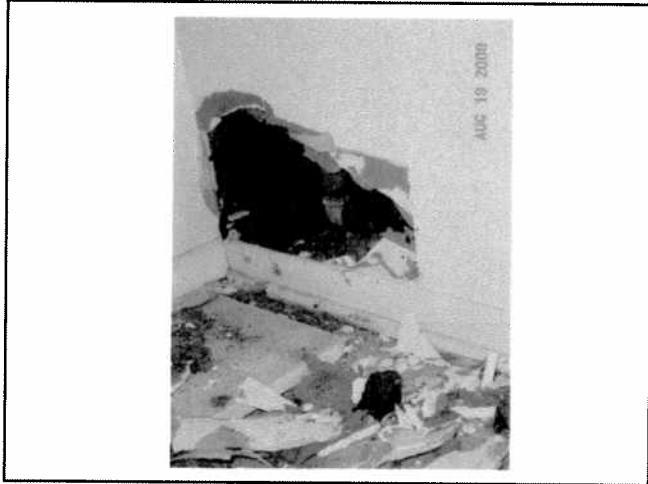












City of Dickinson

ORDER OF THE BUILDING STANDARDS COMMISSION



WHEREAS, on this 9th day of September 2009, the Building Standards Commission ("Commission") held its regularly scheduled meeting at which time the public hearing regarding the buildings/structures, also known as a Residential building located at **2605 24th Street, (ABST 19 PERRY & AUSTIN E 80 FT OF LOT 1 BLK 128 MOORES ADDN)** in the City of Dickinson, Galveston County, Texas, was discussed; and

WHEREAS, the following persons/entities were properly notified of the public hearing held this day:

Owner: Riocarioca Properties, LLC.

as well as all unknown owners, lienholders, or mortgages by posting a copy of the notice on the front door of each improvement situated on the affected property or as close thereto as practicable; and

WHEREAS, owners appeared/failed to appear; and

WHEREAS the Commission, after considering all evidence presented at the hearing, is of the opinion that the building/structure located at the above-referenced location is unfit for human use or habitation, and/or the same is obsolete, dilapidated or substandard; NOW THEREFORE,

BE IT ORDERED by the Building Standards Commission of the City of Dickinson, Texas:

Section 1: That the building/structure located 2605 24th Street, known as a residential building located in Dickinson, Galveston County, Texas, is unfit for human use or habitation, and/or the same is obsolete, dilapidated or substandard.

Section 2: That the Owner

X demolish the building/structure identified in Section 1 hereof within _____ days of, September 9th, 2009, in accordance with all applicable codes of the City of Dickinson and the State of Texas.

Section 3: That if the ordered action is not fully completed within the time frame enumerated above by the Owner, the Chief Building Official or his Designee shall demolish or secure the building/structure subject to this public hearing and order.

Section 4: That the Owner has the right to appeal this order to the City Council of the City of Dickinson, by filing a written notice of appeal along with the detailed basis and reasons for such appeal. The written request for an appeal shall be submitted to the City Clerk, whose office is located at 4403 Hwy 3, Dickinson, Texas, no later than 5:00 p.m., 19th day of September 2009.

Section 6: That all other relief not expressly granted is denied.

Passed by the affirmative vote of the Building Standards Commission of the City of Dickinson, Texas, this the 9th day of September 2009.

Herman Lee Gana, Chairman
Building Standards Commission

ATTEST:

Renee Wilson, Secretary
Building Standards Commission



City of Dickinson
Community Development
Code Compliance Staff Review

Meeting Date/Agenda Item

September 9, 2009

Item(s) # 7 & 8

Property Location

The property is located on the south side of 30th Street, east of Colorado Ave.

Property Address

The property is located at 4806 E. 30th Street also known as ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NICHOLSTONE in the City of Dickinson, Galveston County, Texas.

Property Owner

Louis & Yvonne Joseph

Case History

- 7/7/2009 Code Enforcement received a complaint regarding the condition of the property. An inspection revealed the property was in violation of several City and/or State Laws. Staff observed evidence of a structural fire, trash/debris, high grass and weeds and the structure was unsecured. A Notice of Violation was mailed via certified letter to the current property owners providing 30 days to bring the property into compliance.
- 8/9/2009 A follow up inspection was conducted which found the property was not in compliance with the Notice of Violation mailed to the property owner on 7/9/2009.
- 8/25/2009 Building Standards Meeting Notice was posted on-site, stating the meeting date, time and location
- 8/28/2009 A legal notice of the public hearing was printed in the local newspaper, Galveston County "The Daily News".
- 8/31/2009 The Notice of Violation mailed 7/9/2009 was returned to the City of Dickinson marked "Undelivered" and "Unable to Forward".

Possible Staff Recommendation

- Declare the structure substandard and a hazard to the public health, safety and welfare.

AND

- Order the repair of the property – provide an amount of time that would be reasonable to complete repairs. **OR**
- Order the demolition of the property and no time for repair should be given.

Reviewed By

Cynthia Smith

Attachment(s)

- Galveston County Tax Office Property Statement
- Galveston CAD Area Map
- Newspaper Legal Notice of Public Meeting
- Photos dated 8/31/2009
- Orders



Galveston County Tax Office

Thursday, August 20 2009

Property Tax Statement

[Begin a New Search](#) [Go to Your Portfolio](#)

[\[Tax Statement\]](#)

Unless otherwise noted, all data refers to tax information for 2008. All amounts due include penalty, interest, and attorney fees when applicable.

Account Number: 532002390004000

Pending Internet Payments:
No Credit Card Payment Pending

Address:
JOSEPH LOUIS CHARLES
& YVONNE
4806 30TH ST
DICKINSON, TX 77539-5534

Pay by Credit Card or E-Check

Property Site Address:
4806 E 30TH ST
77539

Market Value: \$49,920

Land Value: \$13,950

Legal Description:
ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NI
CHOLSTONE

Improvement Value: \$35,970

Capped Value: \$0

Current Tax Levy: \$229.68

Agricultural Value: \$0

Current Amount Due: \$327.99

Exemptions: O65 HOM

Prior Year Amount Due: \$7,028.71

[Exemption and Tax Rate Information](#)

Total Amount Due: \$7,356.70

[Taxes Due Detail by Year and Jurisdiction](#)

Last Payment Amount for Current Year Taxes:

Not Received

[Payment Information](#)

Last Payer for Current Year Taxes:

Not Received

Last Payment Date for Current Year Taxes:

Not Received

[Click Here](#) to see your estimated amount due for a future date. You can see this information by year and by both year and jurisdiction.

[Return to Galveston County Homepage](#)

GALVESTON COUNTY TAX OFFICE
P.O. Box 1169
GALVESTON, TX 77553-1169
281-316-8719

Disclaimer: The Galveston County Tax Office provides this World Wide Web (WWW) site information and services "as is" without warranty of any kind, either expressed or implied. The Galveston County Tax Office does not warrant the accuracy, authority, completeness, usefulness, timeliness, or fitness for a particular purpose of its information or services. The Galveston County Tax Office, its officials and employees shall not be liable for any loss or injury caused in whole or part by its negligence, contingencies, beyond its control, loss of data, or errors or omissions in the WWW site information or services.



City of Dickinson
4403 Hwy 3
Dickinson, Texas 77539

phone 281.337.2489
fax 281.337.6190
ci.dickinson.tx.us

Notice of Meeting for Newspaper

Public Notice
City of Dickinson, Texas
Notice of Public Meeting

The City of Dickinson Building Standards Commission will conduct a public meeting on September 9, 2009 at 6:30 p.m. in the Council Chambers of the City of Dickinson Municipal Building located at 4403 Hwy 3 in Dickinson, Texas. The following properties are on the Building Standards Agenda:

3608 Oak Drive and further known as Abst 19 Perry & Austin Lots 1 & 2 Sommers S-D of Lot 143 Addn D Dickinson ***Deferral*** in the City of Dickinson, Galveston County

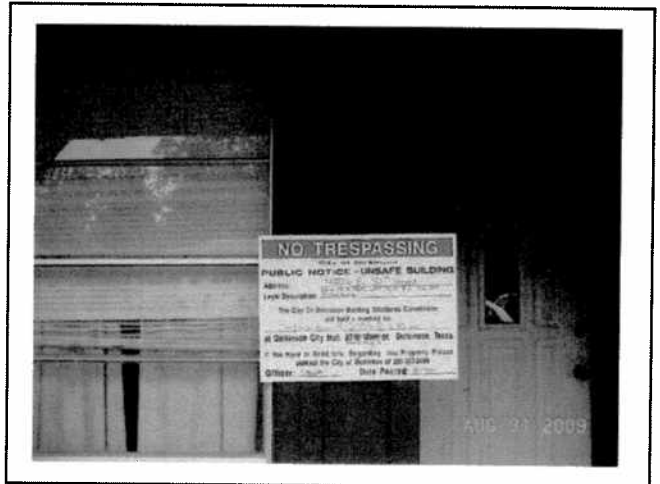
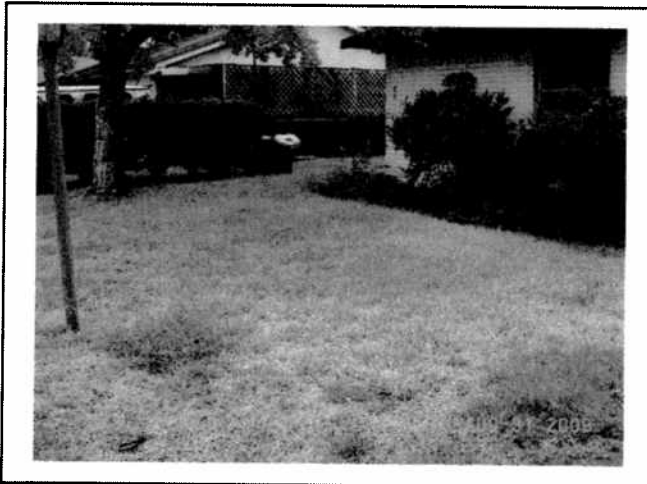
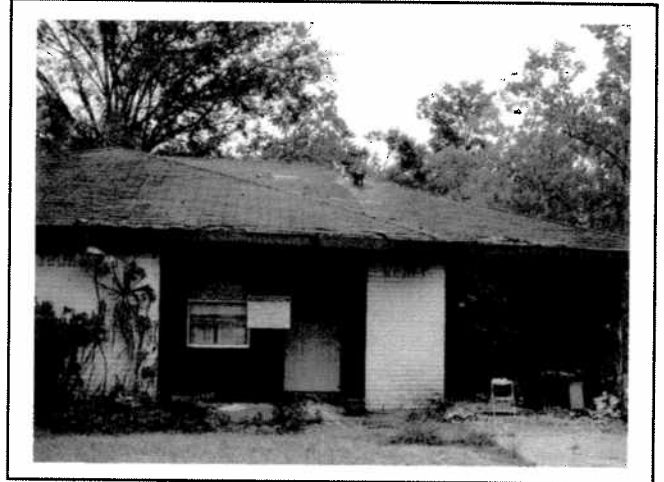
2605 24th Street and further known as Abst 19 Perry & Austin E 80 FT of Lot 1 Block 128 Moores Addn in the City of Dickinson, Galveston County, Texas

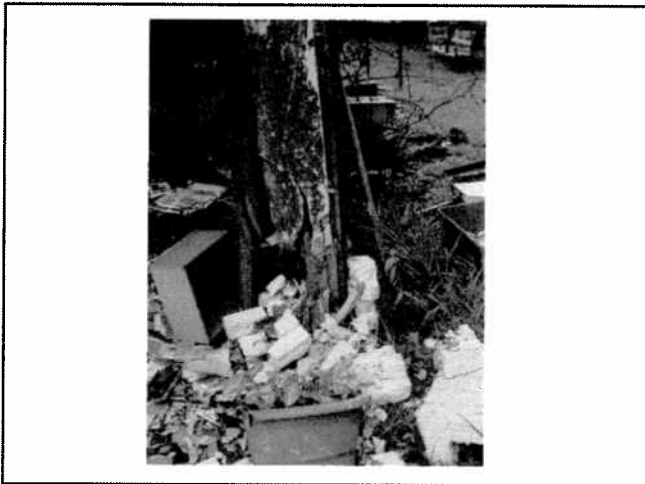
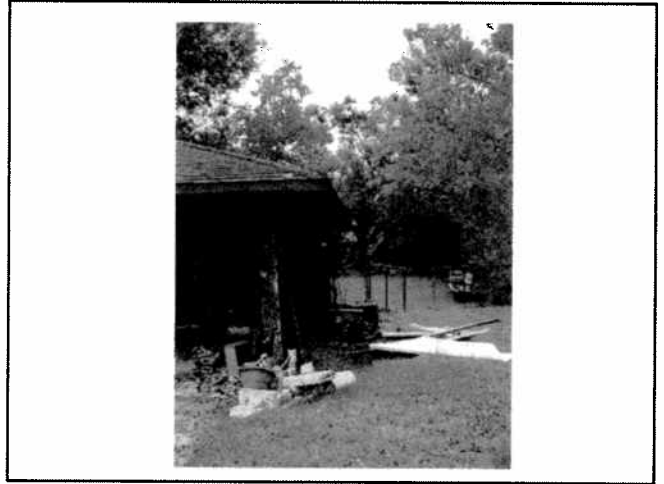
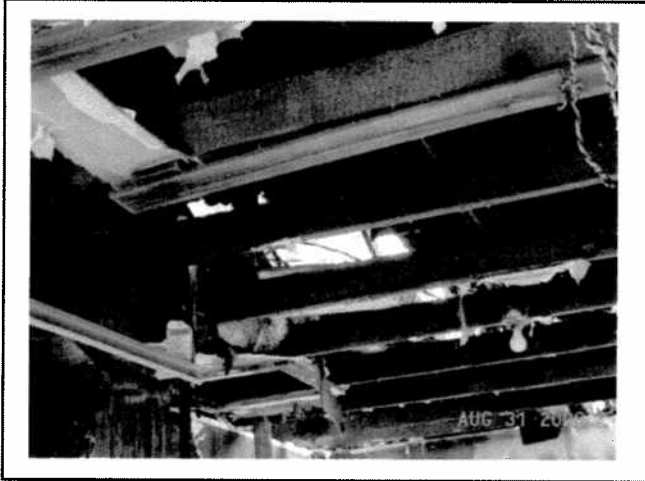
4806 E. 30th Street and further known as ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NICHOLSTONE in the City of Dickinson, Galveston County, Texas

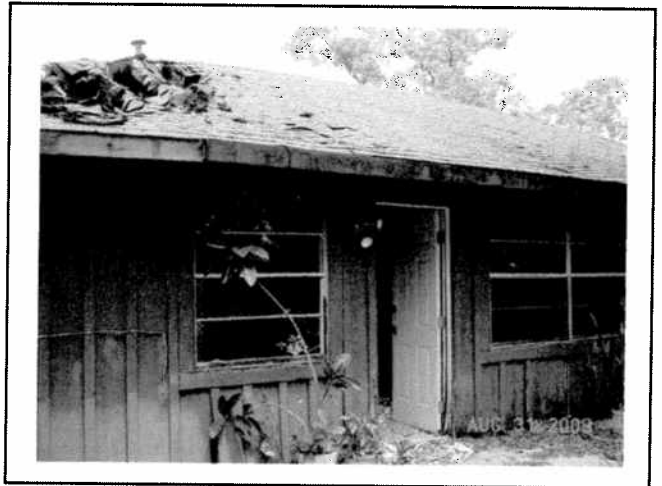
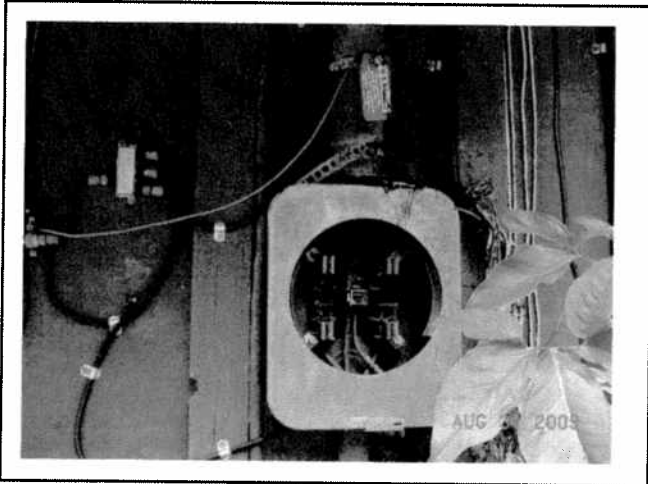
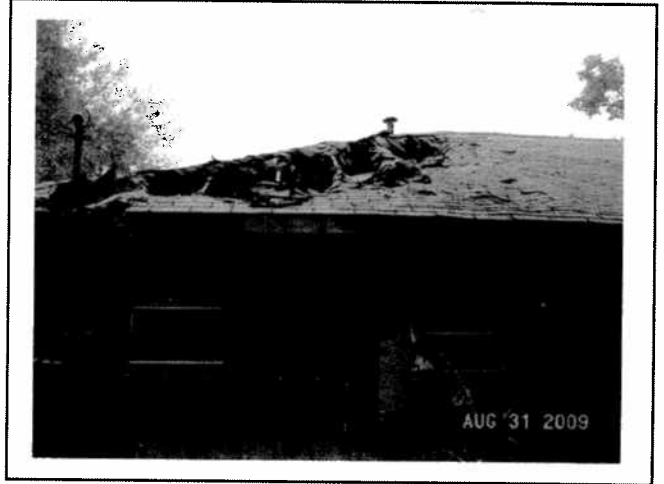
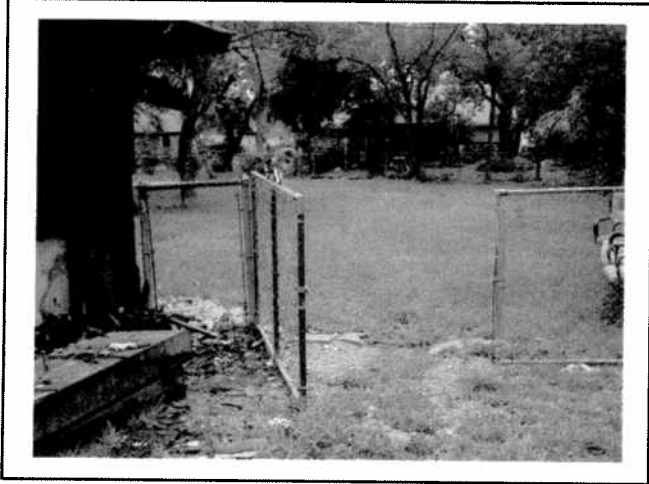
Cynthia Smith
Compliance Officer
City of Dickinson
281-337-6259

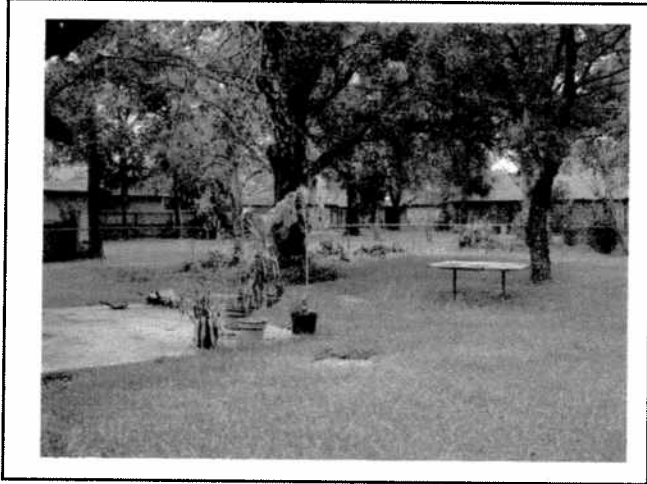
4806 E. 30th Street

Building Standards Meeting
September 9, 2009









City of Dickinson

ORDER OF THE BUILDING STANDARDS COMMISSION



WHEREAS, on this 9th day of September 2009, the Building Standards Commission ("Commission") held its regularly scheduled meeting at which time the public hearing regarding the buildings/structures, also known as a Residential building located at **4806 E. 30th Street, (ABST 78 R HALL LOTS 4, 5, & 6 BLK 239 NICHOLSTONE)** in the City of Dickinson, Galveston County, Texas, was discussed; and

WHEREAS, the following persons/entities were properly notified of the public hearing held this day:

Owner: Louis & Yvonne Joseph

as well as all unknown owners, lienholders, or mortgages by posting a copy of the notice on the front door of each improvement situated on the affected property or as close thereto as practicable; and

WHEREAS, owners appeared/failed to appear; and

WHEREAS the Commission, after considering all evidence presented at the hearing, is of the opinion that the building/structure located at the above-referenced location is unfit for human use or habitation, and/or the same is obsolete, dilapidated or substandard; NOW THEREFORE,

BE IT ORDERED by the Building Standards Commission of the City of Dickinson, Texas:

Section 1: That the building/structure located 4806 E. 30th Street, known as a residential building located in Dickinson, Galveston County, Texas, is unfit for human use or habitation, and/or the same is obsolete, dilapidated or substandard.

Section 2: That the Owner

X demolish the building/structure identified in Section 1 hereof within days of, September 9th, 2009, in accordance with all applicable codes of the City of Dickinson and the State of Texas.

Section 3: That if the ordered action is not fully completed within the time frame enumerated above by the Owner, the Chief Building Official or his Designee shall demolish or secure the building/structure subject to this public hearing and order.

Section 4: That the Owner has the right to appeal this order to the City Council of the City of Dickinson, by filing a written notice of appeal along with the detailed basis and reasons for such appeal. The written request for an appeal shall be submitted to the City Clerk, whose office is located at 4403 Hwy 3, Dickinson, Texas, no later than 5:00 p.m., 19th day of September 2009.

Section 6: That all other relief not expressly granted is denied.

Passed by the affirmative vote of the Building Standards Commission of the City of Dickinson, Texas, this the 9th day of September 2009.

Herman Lee Gana, Chairman
Building Standards Commission

ATTEST:

Renee Wilson, Secretary
Building Standards Commission