



Expanding Horizons

CITY OF CONVERSE
CITY ADMINISTRATION

403 S. Seguin
Converse, Texas 78109
(210) 658-5356
Fax: 659-0964
www.conversetx.net

RESULTS
CITY OF CONVERSE
BUILDING AND STANDARDS COMMISSION
Wednesday, December 10, 2014 - 6:30 P.M.

Be it known that the Converse Building and Standards Commission met in Regular Session on Wednesday, November 24, 2014 starting at 6:30 P.M. in the Converse Conference Room #1 at 405 S. Seguin Street.

1. Call Building and Standards Commission Meeting to Order.
2. Roll Call & Recognition of Visitors.

Present:

Commissioner James Lacarde, Chairman
Commissioner Richard Caton, Member
Commissioner Lloyd Littrell, Member
Commissioner Everet Taylor, Member
Commissioner Patrick O'Leary, Member
Councilwoman Renee Paschall, Liaison
Le Ann Piatt, Assistant City Manager
John Quintanilla, Director of Community Development
Zenobia West, Recording Secretary

3. Approve Building and Standards Minutes for November 12, 2014 Commission meeting.

Commissioner Caton made a motion to approve the minutes pending corrections. Commissioner Littrell seconded the motion. The motion passed. Commissioner Taylor and O'Leary abstained.

4. Discussion and Appropriate Action regarding structures and properties not in compliance with Chapter 8, Article IV, of the Code of Ordinances, City of Converse, Texas:

A. 607 Meadow Top

OWEN Mortgage Service's Attorney, Phillip Danaher was present at this meeting.

Commissioner Littrell made a motion to defer this to the next meeting, suspend all fines until we can contact the City Attorney to find out what our status is with them and with the company. Commissioner Caton seconded the motion. The motion passed.

B. 9816 Meadow Hill

Commissioner Caton made a motion that we allow the owner 30 days to attempt to clean up the property, suspend the penalties until our next meeting and have the Code Compliance Officer visit the site before our next meeting to show us how much progress they have done. Commissioner Littrell seconded the motion. The motion passed.

C. 8022 Kitty Hawk

Commissioner Taylor made a motion to turn the property over to Mr. Quintanilla to reach out to the owner, occupant of the property and the manager. We are going to notify them that they have seven days to present to us their plans with a reasonable start date for when they are going to begin. If they don't respond to us within the seven days by December 18th then we are going to start assessing fines of \$500/day. Commissioner Caton seconded the motion. The motion passed.

D. 7406 Rocky Trail

Commissioner Taylor made a motion that we pump the water out of the pool and Jacuzzi, put the cost into the form of a lien on the property. Directed City Attorney to contact next of kin. Commissioner O'Leary seconded the motion. The motion passed.

E. 7430 Coers Blvd.

No further action until the next meeting to ensure completion.

F. 8823 Dream Ave.

City Staff was directed to reach out to agencies that may provide housing in Converse to find out if there is any unlicensed activity. Mr. Lacarde requests an update at the next meeting.

5. City Council Liaison, Assistant City Manager & Commission Member Reports:

In consideration of Texas Attorney General Opinion AG-0668, information provided on subjects not on the agenda shall be limited to statements of specific factual information; or recitation of existing policy. Any deliberation of or decision about a subject not on the agenda shall be limited to a proposal to place the subject on the agenda for a subsequent meeting.

A. Report by the City Council Liaison.

1. Since the election the Mayor Pro Tem is John Lindgren.
2. Councilwoman Paschall is now the liaison for this commission.
3. Since the last City Council meeting the City did approve for Mr. O'Leary to be appointed and Mr. Taylor.
4. Resolution to support trap, neuter and return program of feral cats.
5. Traffic signal study will be done to see if they will put one at FM 78 and Converse Center Street.
6. FPN and Church preliminary plats were approved.
7. Infrastructure plat for Copperfield approved.
8. Council approved a lease for 600 acre feet of water from Alamo Concrete Products Company.

B. Reports by Director of Community Development and Assistant City Manager and Discussion of Future Agenda Items of Interest.

We will be revisiting all the cases from tonight's agenda.
There are no new cases.

6. Schedule date for next Building and Standards Commission Meeting.

Scheduled for January 14, 2015 at 6:30 pm.

7. Adjournment. 8:02 pm.