City of Kingsville, Texas

AGENDA
CITY COMMISSION

MONDAY, MARCH 9, 2015
REGULAR MEETING

HONORABLE ROBERT H. ALCORN COMMISSION CHAMBERS
CITY HALL/200 EAST KLEBERG AVENUE
6:00 P.M

I. Preliminary Proceedings.

OPEN MEETING

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)

APPROVED BY:

Courtney Alvarez
Interim City Manager

MINUTES OF PREVIOUS MEETING(S) – Required by Law
Regular Meeting – February 23, 2015

Public Hearing - (Required by Law).[1]

1. Public hearing regarding condemnation proceeding for structures located at 1247 E. King, Kingsville, Texas. (Director of Planning & Development Services).

2. Public hearing regarding condemnation proceeding for structures located at 409 E. Nettie, Kingsville, Texas. (Director of Planning & Development Services).

3. Public hearing regarding condemnation proceeding for structures located at 508 S. 2nd, Kingsville, Texas. (Director of Planning & Development Services).

4. Public hearing regarding condemnation proceeding for structures located at 525 W. Lott, Kingsville, Texas. (Director of Planning & Development Services).

5. Public hearing regarding condemnation proceeding for structures located at 128 W. Ave. A., Kingsville, Texas. (Director of Planning & Development Services).

6. Public hearing regarding condemnation proceeding for structures located at 1029 N. 9th, Kingsville, Texas. (Director of Planning & Development Services).

II. Reports from Commission & Staff.[2] **(City Manager's Staff Report Attached).**

"At this time, the City Commission and Staff will report/update on all committee assignments which may include, but is not limited to the following: Planning & Zoning Commission, Zoning Board of Adjustments, Historical Board, Housing Authority Board, Library Board, Health Board, Tourism, Chamber of Commerce, Coastal Bend Council of Governments, Conner Museum, Keep Kingsville Beautiful, and Texas Municipal League. Staff reports include the following: Building & Development , Code Enforcement, Proposed Development Report; Accounting & Finance – Financial &

Investment Information, Monthly Financial Reports; Police & Fire Department – Grant Update, Police & Fire Reports; Street Updates; Public Works- Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Hotel Occupancy Report, Quiet Zone, Proclamations, Health Plan Update, Tax Increment Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor. No formal action can be taken on these items at this time."

III. Public Comment on Agenda Items. [3]

1. Comments on all agenda and non-agenda items.

IV. Consent Agenda

Notice to the Public

The following items are of a routine or administrative nature. The Commission has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Commission Member in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.

CONSENT MOTIONS, RESOLUTIONS, ORDINANCES AND ORDINANCES FROM PREVIOUS MEETINGS:

(At this point the Commission will vote on all motions, resolutions and ordinances not removed for individual consideration)

1. Motion to approve resolution authorizing the release of Chapter 59 Funds of the Kingsville Police Department for donation to the Boy Scouts of America for Drug Abuse Prevention Programs. (Chief of Police).

2. Motion to approve the appointment of Mr. Daniel Burt to the Historical Development Board for a three (3) year term. (Downtown Manager).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

V. Items for consideration by Commissioners. [4]

3. Consider condemnation of structures located at 1247 E. King, Kingsville, Texas. (Director of Planning & Development Services).

4. Consider condemnation of structures located at 409 E. Nettie, Kingsville, Texas. (Director of Planning & Development Services).

5. Consider condemnation of structures located at 508 S. 2nd, Kingsville, Texas. (Director of Planning & Development Services).

6. Consider condemnation of structures located at 525 W. Lott, Kingsville, Texas. (Director of Planning & Development Services).

7. Consider condemnation of structures located at 128 W. Ave. A, Kingsville, Texas. (Director of Planning & Development Services).

8. Consider condemnation of structures located at 1029 N. 9th Street, Kingsville, Texas. (Director of Planning & Development Services).

9. Consider a resolution of the City of Kingsville, Texas to urge the 84th Texas Legislature to provide $8.1 million in State Debt Service that will allow Texas A&M University-Kingsville to leverage $93 million in issued bonds, for the renovation and expansion of existing facilities to meet enrollment demands in Science, Technology, Engineering, Mathematics, Music, and other educational programs. (Mayor Fugate).

10. Consider a resolution of the City of Kingsville approving changes to the entry level requirements for the Fire Department as recommended by the City of Kingsville Civil Service Commission. (Director of Human Resources).

11. Consider waiver of water tap and connection fee for "Weavers of Love", who is a new soup kitchen. (Director of Public Works/City Engineer).

12. Consider introduction of an ordinance amending Chapter IX-General Regulations, Article 8-Parks and Recreation, Section 9-8-41, providing for the revision of fees for school teams at the L.E. Ramey Golf Course. (Golf Course Manager).

13. Consider awarding bid for the vehicle exhaust removal system for the Fire Department to the vendor providing the best value to the City, as per staff recommendation (Bid No. 15-04). (Director of Purchasing & Technology).

14. Consider introduction of an ordinance amending the Fiscal Year 2014-2015 General Fund budget to provide matching funds for FEMA Assistance to Firefighters Grant for the Fire Department vehicle exhaust removal systems. (Director of Finance).

VI. Adjournment.

1. No person's comments shall exceed 5 minutes. Cannot be extended by Commission.
2. No person's comments shall exceed 5 minutes without permission of majority of Commission.
3. Comments are limited to 3 minutes per person. May be extended or permitted at other times in the meeting only with 5 affirmative Commission votes. The speaker must identify himself by name and address.
4. Items being considered by the Commission for action except citizens comments to the Mayor and Commission, no comment at this point without 5 affirmative votes of the Commission.

NOTICE

This City of Kingsville and Commission Chambers are wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 361/595-8002 or FAX 361/595-8024 or E-Mail mvalenzuela@cityofkingsville.com for further information. Braille Is Not Available. The City Commission reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Government Code, Section 551-071 (Consultation with Attorney), 551-072 (Deliberations about Real Property), 551-073 Deliberations about Gifts and Donations), 551-074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551-086 (Certain Public Power Utilities: Competitive Matters), and 551-087 (Economic Development).

I, the undersigned authority do hereby certify that the Notice of Meeting was posted on the bulletin board in the City Hall, 200 East Kleberg, of the City of Kingsville, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time:

March 5, 2015 at 11:00 A.M. and remained so posted continuously for at least 72 hours proceeding the schedule time of said meeting.

Mary Valenzuela

Mary Valenzuela, City Secretary
City of Kingsville, Texas

This public notice was removed from the official posting board at the Kingsville City Hall on the following date and time:_____

By: _____
City Secretary's Office
City of Kingsville, Texas

MINUTES OF PREVIOUS MEETING(S)

FEBRUARY 23, 2015

A REGULAR MEETING OF THE CITY OF KINGSVILLE CITY COMMISSION WAS HELD ON MONDAY, FEBRUARY 23, 2015 IN THE HONORABLE ROBERT H. ALCORN COMMISSION CHAMBERS 200 EAST KLEBERG AVENUE AT 6:00 P.M.

CITY COMMISSION PRESENT:
Sam Fugate, Mayor
Dianne Leubert, Commissioner
Noel Pena, Commissioner
Al Garcia, Commissioner
Arturo Pecos, Commissioner

CITY STAFF PRESENT:
Courtney Alvarez, Interim City Manager/City Attorney
Mary Valenzuela, City Secretary
David Mason, Purchasing/IT Director
Deborah Balli, Finance Director
Tom Ginter, Director of Planning & Development Services
Emilio Garcia, Health Director
Diana Gonzales, Human Resources Director
Willie Vera, Task Force Commander
Cynthia Martin, Downtown Manager
Robert Rodriguez, Library Director
Susan Ivy, Parks & Recreation Manager
Melissa Perez, Risk Manager
Leo Alarcon, Tourism Director
Rose Morrow, Municipal Court Supervisor
Charlie Cardenas, Public Works Director/City Engineer
Julian Cavazos, KPD Lieutenant

I. Preliminary Proceedings.

OPEN MEETING
Mayor Fugate called the meeting to order in the Robert H. Alcorn Commission Chamber at 6:00 p.m. and announced quorum with all five Commission members present.

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)
The invocation was delivered by Courtney Alvarez, City Attorney, followed by the Pledge of Allegiance and the Texas Pledge.

MINUTES OF PREVIOUS MEETING(S) – Required by Law
Regular Meeting – February 9, 2015.

Motion made by Commissioner Pena to approve the minutes as presented, seconded by Commissioner Pecos. The motion was passed and approved by the following vote: Garcia, Leubert, Pecos, Pena, Fugate voting "FOR".

Public Hearing - (Required by Law).[1]

1. NONE.

II. Reports from Commission & Staff.[2] (City Manager's Staff Report Attached).

"At this time, the City Commission and Staff will report/update on all committee assignments which may include, but is not limited to the following: Planning & Zoning

Commission, Zoning Board of Adjustments, Historical Board, Housing Authority Board, Library Board, Health Board, Tourism, Chamber of Commerce, Coastal Bend Council of Governments, Conner Museum, Keep Kingsville Beautiful, and Texas Municipal League. Staff reports include the following: Building & Development , Code Enforcement, Proposed Development Report; Accounting & Finance – ***Financial & Investment Information***, *Monthly Financial Reports; Police & Fire Department – Grant Update, Police & Fire Reports; Street Updates; Public Works- Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Hotel Occupancy Report, Quiet Zone, Proclamations, Health Plan Update, Tax Increment Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor. No formal action can be taken on these items at this time."*

Mrs. Courtney Alvarez, Interim City Manager/City Attorney, thanked staff for their help during the transition of her Interim City Manager duties. She further thanked her Administrative Assistant Jessica Storck who assisted in assembling the Staff Report. Mrs. Alvarez further reported that the Investment Report has been submitted to the Commission, and if they have any questions with regards to the report, Mrs. Deborah Balli, Finance Director is available to answer those questions. Mr. David Mason, Purchasing/Technology Director will give an update on the Cottage building, proposing to be the new Collection Building. Alvarez made the City Commission aware of a minor change to agenda item #9, Veterinary Technology Agreement. The only thing that changed in this agreement is under the Attesting of signature for the University, has changed to Diana Luna. Mrs. Alvarez further reported that the City of Kingsville is currently participating in the State Warrant Roundup Event. The grace period for individuals to voluntarily come in and take care of their outstanding business with Municipal Court, runs until March 6th. After this date, the Kingsville Police Department will begin working the active enforcement for those individuals who did not take care of their business. She further reported that on this Saturday, February 28th, from 8:30 a.m. to 12:00 p.m., the City of Kingsville will be hosting Trash Off Day on 6th Street and E. Ave. B. Mrs. Alvarez further reminded staff that the next scheduled City Commission meeting is scheduled for Monday, March 9th, with agenda items and staff reports due Thursday, February 26th.

Mrs. Balli reported that the Investment Committee met on February 5th which included City Manager, City Attorney, Finance Director, and Commissioner Pecos. There were no issues with the report that was provided to the City Commission earlier in the month.

Mayor Fugate commented that he appreciates the smooth transition that Mrs. Alvarez has made since her appointment to Interim City Manager. Fugate further thanked staff for all their assistance.

Commissioner Leubert reported that Saturday, February 28th is the first Farmer's Market Day to be held at the Pavilion on 6th Street from 9:00 a.m. to 1:00 p.m. There are 20 vendors who will be participating in this event. Leubert further reported that there will be a safety fence placed around the Farmer's Market for the safety of the citizens.

Mayor Fugate thanked Commissioner Leubert for putting the Farmer's Market together.

Commissioner Pecos asked if the Visitor's Center will be relocated.

Mayor Fugate responded that they are looking into moving the Center. Fugate further stated that they are looking into creating a new street that will connect Corral to Sage

Road that will run behind properties located in that area. This will make it available for development within that area, if this is done, the Visitor's Center will either need to be demolished or moved.

Commissioner Pecos further asked if the location is the one on Kenedy.

Mrs. Alvarez commented that she has had a meeting with staff last Thursday where they discussed the issues with regards to the current location of the Tourism Department and the future road that is being proposed by TXDOT. Staff is working on a few options and will be bringing a discussion item to the City Commission on the second meeting in March.

Commissioner Pecos stated that the Navy has donated an F-4 Jet to the American Legion. He further stated that after a conversation with Ken Moses, it was asked if the City of Kingsville would allow the American Legion to place the F-4 Jet on a pedestal to compliment the Navy and American Legion.

Mr. Mason updated the Commission on the progress of the new Collections Department Building and provided them with a copy of the plans. Mason reported that the porch located off 3rd street, which is at the entrance to the building, the porch is slanted and has two steps that go into that door. If the porch was brought up and leveled to the door level and make it ADA Compliance, it would be impossible for anyone to use that entrance unless they are in a wheelchair. Mason further stated that he has met with Mr. David Brown and Diana Medina, Collections Manager and worked on a design that would better improve the entrance to the building. An entrance was made on the Southside of the building for easy access to the building with more of a store front entrance. This entrance will make it easier in making ADA Compliant for individuals. Mason further gave a brief report on the parking for the Collections Department. The department will have 11 parking spaces for both employees and customers.

Commissioner Pecos commented on the 11 parking spaces being provided. He stated that with the large parking area, customers and employees would be able to park anywhere within the area.

Mayor Fugate responded that the parking for the main building will be located on the West side of the main building.

Mrs. Alvarez commented that in order to meet the building code, we would have to have some parking and enough spaces to meet the code requirements for this structure. There will be a separate number of spaces in the main parking that would be needed for the main structure.

Commissioner Garcia asked if the blacktop in the parking area will be dug up and place grass within the area.

Mr. Mason responded that it is his understanding that the blacktop is asphalt over concrete. Originally when it was thought to be asphalt, the plan was to dig it up. Now that its asphalt over concrete, he is not aware of what the current plan is.

Mayor Fugate commented that he is not aware as to what the Foundation will be doing with this as they have not discussed it as this is Foundation property. The City of Kingsville owns the building as well as an easement, but the parking belongs to the Foundation which will require their approval.

Commissioner Leubert commented that she thinks it's a great plan.

Commissioner Garcia asked if the parking area will be curbed and guttered. Mr. Mason stated that it is his understanding that it will be curbed and guttered.

III. Public Comment on Agenda Items. [3]

1. Comments on all agenda and non-agenda items.

IV. Consent Agenda

Notice to the Public

The following items are of a routine or administrative nature. The Commission has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Commission Member in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.

Motion made by Commissioner Pena to approve the consent agenda as presented, seconded by Commissioner Pecos. The motion was passed and approved by the following vote: Leubert, Pecos, Pena, Garcia, Fugate voting "FOR".

CONSENT MOTIONS, RESOLUTIONS, ORDINANCES AND ORDINANCES FROM PREVIOUS MEETINGS:

(At this point the Commission will vote on all motions, resolutions and ordinances not removed for individual consideration)

1. **Motion to approve final passage of an ordinance amending the Fiscal Year 2014-2015 General Fund Budget for Parks Department for a donation from the Kleberg-Kenedy County 4-H Council for improvements to the Parks Department Recreation Building. (Director of Finance).**

2. **Motion to approve final passage of an ordinance amending the Fiscal Year 2014-2015 Tourism Fund Budget for the purpose of providing matching funds for street furnishings. (Director of Finance).**

3. **Motion to approve resolution authorizing participation in Ride on the 12th Annual Ride on the Wild Side Charity Bike Ride to be held on April 25, 2015 and authorizing the Interim City Manager to execute an Indemnity Agreement with King Ranch for said event. (Interim City Manager).**

4. **Motion to approve a resolution of the City of Kingsville, Texas, designating the authorized signatories for financial, health trust plan, and other items of city business from City Manager to Interim City Manager. (Interim City Manager).**

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

V. Items for consideration by Commissioners. [4]

5. **Consider final passage of an ordinance amending Chapter III, Article 7, Personnel Policies, Section 1 Classification and Compensation Plan to add a**

position of Civic Facilities Manager to the City of Kingsville classification and compensation plan for fiscal year 2014-2015. (Director of Human Resources).

Commissioner Leubert commented that she would like to remove this item from the agenda.

Mrs. Alvarez commented that the reason this item wasn't placed under the consent agenda is because this position was planned prior to her interim appointment and the funding has not been secured for position. She further commented that since the City Commission is currently in the process of looking for a new fulltime City Manager, it would be beneficial to allow the new person to come in and access how things work so that he/she can determine how they would see fit to organize the positions. She further commented that she didn't feel it was staffs position to remove the item on their own, as staff would like to bring it to the Commission to make that decision.

Mayor Fugate stated that he would like to read the agenda item and then have Commission give direction to the Interim City Manager.

Mayor Fugate commented that after hearing comments made by the Interim City Manger's comments, it is the general consensus from the Commission that this item not be acted on until a new City Manager has been appointed.

Mrs. Alvarez commented that this item will die for a lack of a second.

No action taken.

6. **Consider an amended plat for Wildwood Trails to reduce the front yard setback from 40 feet to 30 feet, which is still in compliance with existing codes. (Director of Planning and Development Services).**

Motion made by Commissioner Pena to approve the amended plat, seconded by Commissioner Garcia. The motion was passed and approved by the following vote: Pecos, Pena, Garcia, Leubert, Fugate voting "FOR".

7. **Discuss planned Corral Park improvement project with TAMUK College of Pharmacy students and future City participation in same. (Parks & Recreation Manager).**

Mrs. Susan Ivy, Parks Manager stated that she has been approached by students from The College of Pharmacy to do a project at Corral Park. Mrs. Ivy further stated that these students have completed a grant application through Walmart Corporate and received funding for a project at Corral Park. At this time Mrs. Ivy introduced Mr. Kevin Ferral of the College of Pharmacy.

The City Commission was shown a brief video that was created by the students of The College of Pharmacy.

Mr. Kevin Ferral commented that the video shown to the City Commission was constructed for a National Competition that instructed through there organization. He further commented that the Student National Pharmacist Association challenged them to make a change within their community. This video was submitted throughout numerous States in the South area, Louisiana, Texas, Georgia, Florida, Mississippi, and New Mexico. This video won the region competition and will go on for a national pledge where they can go towards implementing their plan. The group has been provided $2,500 through a Walmart grant to make this possible. Ferral continued to state that this gives them the opportunity to assist the underserved area. Mr. Ferral stated that their plan is to make it a school wide commitment for this project. Their proposal is to clean up Corral Park and install walking/jogging path. This will help improve the health of our local community. The Kingsville Bigger Event will be February 28th, that will consist of the cleanup of Corral Park. Students will assist picking up trash, fill in holes, sweep & clean

basketball court, sand tables and benches, trim trees, and other cleaning necessary and as time permits. Mr. Ferral further stated that the next time line event will be between February 28 and March 28th, the logistics and cost estimates. Ferral stated that when this project was first proposed, they had not met with the city. He stated that they may have grossly missed understood what the estimates would be which is why they are asking assistance from the City to guide them and help them meet the city's regulations. Students from College Station will be coming down on March 28th to assist with this program. They will set down the path, post new signs, repaint basketball court, install new benches, and plant trees. A grand opening of an interactive health fair will take place. There will be health screenings, games for adults and children, hands on CPR demonstrations, and healthy living education. Future work will continue to improve Corral Park such as having two cleanups in Fall and two in the Spring. It is their hope that the work they do here provides a template to other communities on how to take limited resources to turn a neglected park into something grand and an opportunity to improve their health. Mr. Ferral stated that they have already pledged through their grant $2,500 as well as $1,000 from their Chapter and their school. Ferral further stated that they would like to expand into broader ideas to where it is wheelchair accessible. He stated that they have an estimate cost for materials of $6,100.

Commissioner Leubert asked if the amounts quoted are good amounts for today. Mr. Ferral responded yes. Leubert further asked if the path would be asphalted later. Mr. Ferral stated not at this time, but for future plans they want to implement it later. He further stated that at this time they want to lay down the foundation for the pathway and guidance to make future improvements. Ferral stated that they have it estimated at $45,000, to which they were not aware of at the time they came up with the logistics. Ferral further stated that they do have the means through their school to make it possible. This is not a project they want to be involved just one time, but rather for years to come and show its improvements.

Commissioner Leubert suggested that before looking into asphalting the pathway, to see what Lady Bird Johnson area. This area has a natural look to it with plenty activities for adults and children.

Mrs. Ivy stated that the plan is to meet with the City Engineer with regards to this project.

Commissioner Garcia thanked the students for putting this project together.

Commissioner Pecos asked if this project will be proposed to Kleberg County as well as ask for their assistance.

Mayor Fugate stated that he would like to see this as an action item on the second meeting in March, to allow the City Commission to make some decisions regarding assisting with this project.

8. **Consider a resolution authorizing the City to submit an application to the Edward J. Bryne Memorial Justice Assistance Grant (JAG) Program for the State of Texas requesting funding for law enforcement equipment on behalf of the Kingsville Police Department with no anticipated cash match. (Chief of Police).**

Motion made by Commissioner Pena to approve this resolution, seconded by Commissioner Pecos. The motion was passed and approved by the following vote: Pena, Garcia, Leubert, Pecos, Fugate voting "FOR".

9. **Consider a resolution authorizing the Mayor to enter into an Interlocal Cooperation Agreement between the City of Kingsville and Texas A&M University-Kingsville relating to Veterinary Technology Training Program. (Health Director).**

Mr. Emilio Garcia, Health Director, reported that the Veterinary Technology Program would like to use some of the stray animals housed at the shelter. The animals will be used as teaching tools for their students to learn lifesaving techniques and experience real world health issues that animals face on a daily bases. Students will learn how to clean teeth, examine an animal, test for intestine parasites, heartworm, canine parvovirus, feline viral diseases, properly vaccinate, prep-animals for surgeries and also how to humanly euthanize a sick animal.

Mayor Fugate asked for Commissioner Leubert's thoughts regarding this agreement.

Commissioner Leubert stated that she thinks it's a great idea and agrees with the agreement.

Motion made by Commissioner Garcia to approve this resolution, seconded by Commissioner Pecos. The motion was passed and approved by the following vote: Garcia, Leubert, Pecos, Pena, Fugate voting "FOR".

V. Adjournment.

There being no further business to come before the City Commission, the meeting was adjourned at 6:47 P.M.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, TRMC, City Secretary

PUBLIC HEARING(S)

PUBLIC HEARING #1

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
1247 E KING		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
PENNY	1	10-12
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
AMBRIZ, MARGARITA C	1247 1/2 E KING	KINGSVILLE TX 78363

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		AB, B, C, D, H	1,2
Yard						
Condition			X		OV,H	1,2
Utilities						
Electric				X	OU	
Gas				X	OU	
Water			X		OU	
Roof						
Covering			X		OU, C, D	4
Walls						
Exterior			X		B, C, D, L	
Interior				X		
Ceilings				X		
Windows/Doors						
Secured			X		B, H	
Condition			X		B, H	
Foundation						
Exterior			X		C, H	
Interior				X		
Plumbing			X		OU	
Electrical			X		OU	

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 11/27/12

SIGNATURE: Daniel H. Ramirez DATE: 3/14/14

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
1247 E KING		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
PENNY	1	10-12
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
AMBRIZ, MARGARITA C	1247 1/2 E KING	KINGSVILLE TX 78363

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		AB, B, C, D, H	1,2
Yard						
Condition			X		OV,H	1,2
Utilities						
Electric				X	OU	
Gas				X	OU	
Water			X		OU	
Roof						
Covering			X		OU, C, D	4
Walls						
Exterior			X		B, C, D, L	
Interior				X		
Ceilings				X		
Windows/Doors						
Secured			X		B, H	
Condition			X		B, H	
Foundation						
Exterior			X		C, H	
Interior				X		
Plumbing			X		OU	
Electrical			X		OU	

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

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2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 11/27/12

SIGNATURE: Daniel H. Ramirez DATE: 5-13-14

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
1247 1/2 E KING		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
PENNY	1	10-12 (MH 12X56/BARCRAFT),(IMP ONLY)
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
AMBRIZ,OCTAVIO EST ETUX MARGARITA C	1247 1/2 E KING	KINGSVILLE TX 78363

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		D,H	
Yard						
Condition			X		OV	
Utilities						
Electric				X		
Gas				X		
Water			X		OU	
Roof						
Covering			X			
Walls						
Exterior			X			
Interior				X		
Ceilings				X		
Windows/Doors						
Secured				X		
Condition				X		
Foundation						
Exterior			X			
Interior				X		
Plumbing			X			
Electrical			X			

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS BEEB HAS BEEN WITHOUT WATER SINCE

SIGNATURE: Daniel H. Ramirez DATE: 1-23-15

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 1247 E King Phone: _____

Property Owner: Margarita C Ambriz Phone: _____

Owner's Address: 1247 1/2 E King Kingsville, TX 78363 Fax: _____

PLANNED DATE	ACTUAL DATE	ACTION
☐ 3-14-14	3-14-14	1. Identify structure unfit for human habitation.
☐ 3-14-14	3-14-14	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 3-14-14	3-14-14	3. Determine ownership from county assessment & tax collection record.
☐ 3-14-14	3-14-14	4. Obtain legal description.
☐ 3-14-14	3-14-14	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 3-21-14	3-21-14	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
re inspection 5-13-14	5-13-14	
1-23-15	1-23-15	
☐ 4-25-14	4-25-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 7-16-14	7-16-14	8. If response is not received or is not adequate, proceed as follows:
☐ 7-16-14	7-16-14	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
re send 1-28-15	1-28-15	
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 7-18-14	7-18-14	1) Post affidavit in newspaper twice a week for one week
☐ 7-18-14	7-18-14	10. Post sign on property advising date the City
1-28-15	1-28-15	

Council will consider condemnation of structure.

☐	_____	11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐	7-18-14	12. Photograph posted sign with date stamp.
☐	7-16-14	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
	1-28-15	☐ d. Pre-condemnation notice
	1-28-15	☐ e. Condemnation resolution
☐	7-16-14	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐	_____	15. City Council adopts condemnation resolution.
☐	_____	16. File Notice of Condemnation with the County Clerk.
☐	_____	17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐	_____	18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐	_____	19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐	_____	20. Photograph posted notice with date stamp.
☐	_____	21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐	_____	22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐	_____	23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

July 31, 2014 - Robert Isassi and Commission Recor talk with Mrs. Cambriz on his property. Gave her 90 day which was till Oct. 31, 2014 to ~~permit~~ pull permit and fix the structure.

CONDEMNATION CHECKLIST

Property Address: 1247 E King Phone: _____

Property Owner: Octavio Ambriz c/o Phone: _____

Owner's Address: Margarita C Ambriz Fax: _____
1247 1/2 E King
Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
☐ 3-14-14	3-14-14	1. Identify structure unfit for human habitation.
☐ 3-14-14	3-14-14	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 3-14-14	3-14-14	3. Determine ownership from county assessment & tax collection record.
☐ 3-14-14	3-14-14	4. Obtain legal description.
☐ 3-14-14	3-14-14	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 3-21-14	3-21-14	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐ 4-25-14	4-25-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 1-28-15	1-28-15	8. If response is not received or is not adequate, proceed as follows:
☐ 1-28-15	1-28-15	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 1-28-15	1-28-15	1) Post affidavit in newspaper twice a week for one week
☐ 1-28-15	1-28-15	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐	_____	11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐	1-30-15	12. Photograph posted sign with date stamp.
☐	1-28-15	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
		☐ d. Pre-condemnation notice
		☐ e. Condemnation resolution
☐	1-28-15	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐	_____	15. City Council adopts condemnation resolution.
☐	_____	16. File Notice of Condemnation with the County Clerk.
☐	_____	17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐	_____	18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐	_____	19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐	_____	20. Photograph posted notice with date stamp.
☐	_____	21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐	_____	22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐	_____	23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY 16539 R

Legal Description
PENNY, BLOCK 1, LOT 10-12

OWNER ID
55235

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2013
AMBRIZ MARGARITA C
1247 1/2 E KING
KINGSVILLE, TX 78363

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		11,490
LAND MARKET	+	7,500
MARKET VALUE	=	18,990
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	18,990
HS CAP LOSS	-	0
ASSESSED VALUE	=	18,990

Ref ID2: R16539

153600110000192

ACRES:

EFF. ACRES:

SITUS 1247 E KING

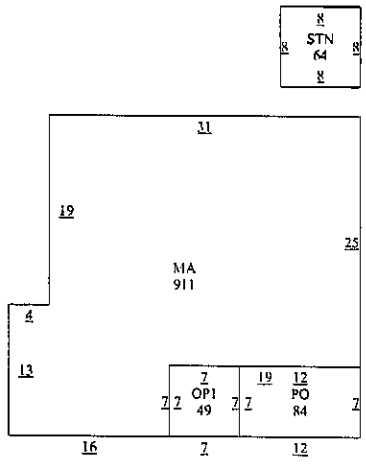
APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	IE
TOPOGRAPHY	LAST APPR. YR	2013
ROAD ACCESS	LAST INSP. DATE	04/18/2013
ZONING	NEXT INSP. DATE	
NEXT REASON		

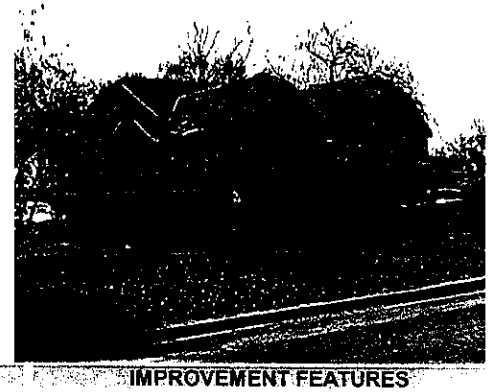
REMARKS FOR 2013 ADD FF TABLE FF100D150 PER IE 4/18/13 JO -- FOR 2012 NO VAL CHG TO ACCT PER APPR LR 5/1/12 5/2/12 MMG -- FOR '09 CHG PHY % PER LR/RC 2/19/09 2/24/09 JO --

SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

PICTURE



BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
11/12/2009	*****	CRUZ JOSE LUCIO	GFT WD / 422 / 870
11/12/2009	*****	CRUZ JUANITA (ES	AFF / 422 / 867
	*****	CRUZ JUANITA	OT / /

SUBD: S536 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF3/	911.0	43.65	1	1950	1950	A	39,770	50%	60%	100%	100%	100%	0.30	11,930
	OP1	OPEN PORCH B	R	*/	49.0	8.73	1	1950		A	430	50%	60%	100%	100%	100%	0.30	130
	PO	PATIO (SPECI	SP	SP/	84.0	1.25	1	1950	1950	A	110	50%	60%	100%	100%	100%	0.30	30
	STN	STORAGE (NO	F	NV/	64.0	0.00	1	1950	1950			100%	100%	100%	100%	100%	1.00	0
1.	RESIDENTIAL		STCD:	A1	1,108.0	Homesite: N					40,310							12,090
																	0.95	11,490

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW6	0
Interior Finish	1	IN1	0
Roof Style		RT2,RM1	0
Flooring	1	FL2	0
			0

SUBD: S536 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF100D150	A1	N	FF	75X150	100.00	7,500	1.00	1.00	A	7,500	NO			0.00	0
Comment: F: 75 R: 75 FF													7,500					0

Effective Date of Appraisal: January 1 Date Printed: 03/10/2014 01:08:18PM by MARLENEP

True Automation, Inc.

Prop ID	Owner	%	Legal Description			Values		
22607	41707	100.00 R	**Geo: 153600105000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	44,530
TELLEZ EDGAR N			PENNY, BLOCK 1, LOT 5-9		Imp NHS:	32,030	Prod Loss:	0
PO BOX 81195					Land HS:	0	Appraised:	44,530
CORPUS CHRISTI, TX 78468-11				Acres:	0.0000 Land NHS:	12,500	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	44,530
			Situs: 1245 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			44,530	0	44,530	0.842200	375.03

16539	55235	100.00 R	**Geo: 153600110000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	18,990
AMBRIZ MARGARITA C			PENNY, BLOCK 1, LOT 10-12		Imp NHS:	11,490	Prod Loss:	0
1247 1/2 E KING					Land HS:	0	Appraised:	18,990
KINGSVILLE, TX 78363				Acres:	0.0000 Land NHS:	7,500	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	18,990
			Situs: 1247 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			18,990	0	18,990	0.842200	159.93

25653	25576	100.00 R	**Geo: 153600113000192**	Effective Acres: 0.000000	Imp HS:	25,570	Market:	33,070
ESPINOZA JOSE ANGEL			PENNY, BLOCK 1, LOT 13-15		Imp NHS:	0	Prod Loss:	0
1249 E KING					Land HS:	7,500	Appraised:	33,070
KINGSVILLE, TX 78363				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	33,070
			Situs: 1249 E KING TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS,OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			33,070	8,400	24,670	0.842200	207.77

18846	48046	100.00 R	**Geo: 153600116000192**	Effective Acres: 0.000000	Imp HS:	20,170	Market:	25,170
WRIGHT JUAQUIN A			PENNY, BLOCK 1, LOT 16, 17		Imp NHS:	0	Prod Loss:	0
ETUX ANNA M					Land HS:	5,000	Appraised:	25,170
1251 E KING AVE				Acres:	0.0000 Land NHS:	0	Cap:	0
KINGSVILLE, TX 78363-5933			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	25,170
			Situs: 1251 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			25,170	0	25,170	0.842200	211.98

19629	17009	100.00 R	**Geo: 153600118000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	5,000
CARRION JOSE RENE			PENNY, BLOCK 1, LOT 18, 19		Imp NHS:	0	Prod Loss:	0
1423 E SANTA GERTRUDIS S					Land HS:	0	Appraised:	5,000
KINGSVILLE, TX 78363-4804				Acres:	0.0000 Land NHS:	5,000	Cap:	0
			State Codes: C1	Map ID:	Prod Use:	0	Assessed:	5,000
			Situs: 1265 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			5,000	0	5,000	0.842200	42.11

20425	56086	100.00 R	**Geo: 153600120000192**	Effective Acres: 0.000000	Imp HS:	31,990	Market:	36,990
PEREZ ESMERALDA			PENNY, BLOCK 1, LOT 20, 21		Imp NHS:	0	Prod Loss:	0
1269 E KING AVE					Land HS:	5,000	Appraised:	36,990
KINGSVILLE, TX 78363-5933				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	36,990
			Situs: 1269 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			36,990	0	36,990	0.842200	311.53

21177	55193	100.00 R	**Geo: 153600122000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	35,200
GONZALEZ JOANNA			PENNY, BLOCK 1, LOT 22, 23		Imp NHS:	30,200	Prod Loss:	0
1268 1/2 E KENEDY					Land HS:	0	Appraised:	35,200
KINGSVILLE, TX 78363				Acres:	0.0000 Land NHS:	5,000	Cap:	0
			State Codes: A,F1	Map ID:	Prod Use:	0	Assessed:	35,200
			Situs: 1268 1/2 E KENEDY TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			35,200	0	35,200	0.842200	296.45

Prop ID	Owner	%	Legal Description			Values		
21827	13361	100.00 R	**Geo: 159100206000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	37,830
BARRAZA FRANCES C EST			RONNING 2, BLOCK 2, LOT 6, 7		Imp NHS:	0	Prod Loss:	0
1600 E AILSIE AVE					Land HS:	0	Appraised:	37,830
KINGSVILLE, TX 78363-6911				Acres:	0.0000 Land NHS:	37,830	Cap:	0
			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	37,830
			Situs: 1025 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			37,830	0	37,830	0.842200	318.60

22588	57971	100.00 R	**Geo: 159100208000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	12,680
PENDLETON KAREN			RONNING 2, BLOCK 2, LOT 8-11		Imp NHS:	5,000	Prod Loss:	0
312 N PASADENA					Land HS:	0	Appraised:	12,680
KINGSVILLE, TX 78363-7009				Acres:	0.0000 Land NHS:	7,680	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	12,680
			Situs: 1014 E KENEDY TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			12,680	0	12,680	0.842200	106.79

24107	33993	100.00 R	**Geo: 159100212000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	7,640
AMBRIZ MARGARITA C			RONNING 2, BLOCK 2, LOT 12,13		Imp NHS:	3,800	Prod Loss:	0
AND OCTAVIO C AMBRIZ JR					Land HS:	0	Appraised:	7,640
1247 1/2 E KING AVE				Acres:	0.0000 Land NHS:	3,840	Cap:	0
KINGSVILLE, TX 78363-5933			State Codes: A	Map ID:	Prod Use:	0	Assessed:	7,640
			Situs: 1024 E KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			7,640	0	7,640	0.842200	64.34

24876	27967	100.00 R	**Geo: 159100214000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	3,590
CRUZ JOSE L			RONNING 2, BLOCK 2, LOT 14		Imp NHS:	520	Prod Loss:	0
1247 E KING AVE					Land HS:	0	Appraised:	3,590
KINGSVILLE, TX 78363-5933				Acres:	0.0000 Land NHS:	3,070	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	3,590
			Situs: 1026 E KENEDY	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			3,590	0	3,590	0.842200	30.23

18492	57926	100.00 R	**Geo: 159100301000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	7,150
RAMIREZ RUBEN V JR EST			RONNING 2, BLOCK 3, LOT 1, 2		Imp NHS:	0	Prod Loss:	0
205 E FAIRVIEW DR					Land HS:	0	Appraised:	7,150
KINGSVILLE, TX 78363-4111				Acres:	0.0000 Land NHS:	7,150	Cap:	0
			State Codes: C1	Map ID:	Prod Use:	0	Assessed:	7,150
			Situs: 1103 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			7,150	0	7,150	0.842200	60.22

19247	33491	100.00 R	**Geo: 159100303000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	5,000
DAVIS ENGLANTINA EST			RONNING 2, BLOCK 3, LOT 3, 4		Imp NHS:	0	Prod Loss:	0
ETVIR ROY E					Land HS:	0	Appraised:	5,000
PO BOX 663				Acres:	0.0000 Land NHS:	5,000	Cap:	0
KINGSVILLE, TX 78364-0663			State Codes: C1	Map ID:	Prod Use:	0	Assessed:	5,000
			Situs: 1107 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			5,000	0	5,000	0.842200	42.11

20039	48378	100.00 R	**Geo: 159100305000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	2,500
DAVIS ROY E			RONNING 2, BLOCK 3, LOT 5		Imp NHS:	0	Prod Loss:	0
ETUX ENGLANTINA DAVIS ES					Land HS:	0	Appraised:	2,500
PO BOX 663				Acres:	0.0000 Land NHS:	2,500	Cap:	0
KINGSVILLE, TX 78364-0663			State Codes: C1	Map ID:	Prod Use:	0	Assessed:	2,500
			Situs: 1113 E KING	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			2,500	0	2,500	0.842200	21.05

Prop ID	Owner	%	Legal Description			Values		
25775	55758	100.00 R	**Geo: 290000209104192**	Effective Acres: 0.000000	Imp HS:	0	Market:	8,630
CAVAZOS GABRIEL			K T & I CO, BLOCK 2, LOT PT NE/4 9, ACRES .36		Imp NHS:	3,950	Prod Loss:	0
2621 YOUNG DR					Land HS:	0	Appraised:	8,630
KINGSVILLE, TX 78363-2717				Acres:	0.3600 Land NHS:	4,680	Cap:	0
			State Codes: A	Map ID:	G-4 Prod Use:	0	Assessed:	8,630
			Situs: 2615 YOUNG DR TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			8,630	0	8,630	0.842200	72.68

Prop ID	Owner	%	Legal Description			Values		
10340	56436	100.00 R	**Geo: 290000209105192**	Effective Acres: 0.000000	Imp HS:	0	Market:	13,280
RIOJAS BELINDA A			K T & I CO, BLOCK 2, LOT PT NE/4 9, ACRES 0.36		Imp NHS:	8,600	Prod Loss:	0
728 W WARREN					Land HS:	0	Appraised:	13,280
KINGSVILLE, TX 78363				Acres:	0.3600 Land NHS:	4,680	Cap:	0
			State Codes: A	Map ID:	G-4 Prod Use:	0	Assessed:	13,280
			Situs: 2609 YOUNG DR TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			13,280	0	13,280	0.842200	111.84

Prop ID	Owner	%	Legal Description			Values		
10964	28353	100.00 R	**Geo: 290000209106192**	Effective Acres: 0.000000	Imp HS:	0	Market:	31,510
AMBRIZ MARCOS EST			K T & I CO, BLOCK 2, LOT PT NE/4 9, ACRES .36		Imp NHS:	26,830	Prod Loss:	0
%OCTAVIO C AMBRIZ					Land HS:	0	Appraised:	31,510
1247 E KING AVE				Acres:	0.3600 Land NHS:	4,680	Cap:	0
KINGSVILLE, TX 78363-5933			State Codes: A	Map ID:	G-4 Prod Use:	0	Assessed:	31,510
			Situs: YOUNG DR	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			31,510	0	31,510	0.842200	265.38

Prop ID	Owner	%	Legal Description			Values		
11612	57114	100.00 R	**Geo: 290000209107192**	Effective Acres: 0.000000	Imp HS:	9,220	Market:	13,900
RIOJAS SAMUEL C			K T & I CO, BLOCK 2, LOT PT NE/4 9, ACRES .36		Imp NHS:	0	Prod Loss:	0
PO BOX 5525					Land HS:	4,680	Appraised:	13,900
KINGSVILLE, TX 78364-5525				Acres:	0.3600 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	G-4 Prod Use:	0	Assessed:	13,900
			Situs: 508 E PRIVATE RD 2004 TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			13,900	0	13,900	0.842200	117.07

Prop ID	Owner	%	Legal Description			Values		
12904	12401	100.00 R	**Geo: 290000209109192**	Effective Acres: 0.000000	Imp HS:	0	Market:	45,220
VETERANS LAND BOARD			K T & I CO, BLOCK 2, LOT 12.49 AC OUT OF FL 9 & 10, ACRES 12.99		Imp NHS:	0	Prod Loss:	-38,060
JOSE G CARRALES (C/S)					Land HS:	0	Appraised:	7,160
10225 WHITE BONNET ST				Acres:	12.9900 Land NHS:	6,500	Cap:	0
SAN ANTONIO, TX 78240-2044			State Codes: D1,E	Map ID:	G-4 Prod Use:	660	Assessed:	7,160
			Situs: YOUNG DR	Mtg Cd:	Prod Mkt:	38,720	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			7,160	0	7,160	0.842200	60.30

Prop ID	Owner	%	Legal Description			Values		
13591	12921	100.00 R	**Geo: 290000209110192**	Effective Acres: 0.000000	Imp HS:	0	Market:	22,210
RIOJAS MARGARTA EST			K T & I CO, BLOCK 2, LOT PT NE/4 9, ACRES .36		Imp NHS:	17,530	Prod Loss:	0
ETVIR JOSE DE LOS SANTOS					Land HS:	0	Appraised:	22,210
505 E PRIVATE ROAD 2004				Acres:	0.3600 Land NHS:	4,680	Cap:	0
KINGSVILLE, TX 78363-2768			State Codes: A	Map ID:	Prod Use:	0	Assessed:	22,210
			Situs: 505 E PRIVATE RD 2004 TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			22,210	0	22,210	0.842200	187.05

Prop ID	Owner	%	Legal Description			Values		
14901	13852	100.00 R	**Geo: 290000209114192**	Effective Acres: 0.000000	Imp HS:	22,330	Market:	22,330
CARRALES JOHN GLENN			K T & I CO, BLOCK 2, LOT .50 AC OF 9, (IMP ONLY)		Imp NHS:	0	Prod Loss:	0
PO BOX 5373					Land HS:	0	Appraised:	22,330
KINGSVILLE, TX 78364-5373				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	G-4 Prod Use:	0	Assessed:	22,330
			Situs:	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			22,330	0	22,330	0.842200	188.06

DATE 03/21/2014

STATEMENT OF ALL TAXES DUE

SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

PROPERTY DESCRIPTION ACCT # 1-536-001-10010-192

PENNY, BLOCK 1, LOT 10-12, (MH 12X56/BARCRAFT), (TMP ONLY), I#A6022555, TITLE # 84500899

TOWN -
ACRES -

LOCATION- 1247 E KING 1/2

LAND MKT VALUE
LAND AGR VALUE

IMPR/PERS MKT VALUE 2630
MKT. BEFORE EXEMPTS 2630
LIMITED TXBL. VALUE 2630

EXEMPTIONS GRANTED: H S
(REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE)

AMBRIZ OCTAVIO EST
ETUX MARGARITA C
1247 1/2 E KING AVE

KINGSVILLE TX 78363

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2013	.00	.00	.00	.00
	.00	.00	.00	.00

ACCT # 1-536-001-10010-192

TOTAL DUE 03/2014	**.00**
TOTAL DUE 04/2014	.00
TOTAL DUE 05/2014	.00
TOTAL DUE 06/2014	.00

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	.00	.00	.00	.00
CITY OF KINGSVILLE	.00	.00	.00	.00
KINGSVILLE ISD	.00	.00	.00	.00
SOUTH TX WATER AUTH	.00	.00	.00	.00

TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR ..... .00

DATE 03/21/2014 **STATEMENT OF ALL TAXES DUE**

SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

PROPERTY DESCRIPTION ACCT # 1-536-001-10000-192

PENNY, BLOCK 1, LOT 10-12

TOWN -
ACRES - .258

LOCATION- 1247 E KING

LAND MKT VALUE	7500	IMPR/PERS MKT VALUE	11490
LAND AGR VALUE		MKT. BEFORE EXEMPTS	18990
		LIMITED TXBL. VALUE	

EXEMPTIONS GRANTED: NONE

AMBRIZ MARGARITA C

1247 1/2 E KING

KINGSVILLE TX 78363

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2012	606.28	157.63	152.78	916.69
TAXES 2013	605.97	54.54	.00	660.51
	1,212.25	212.17	152.78	1,577.20

ACCT # 1-536-001-10000-192

TOTAL DUE 03/2014	**1,577.20**
TOTAL DUE 04/2014	1,596.60
TOTAL DUE 05/2014	1,616.00
TOTAL DUE 06/2014	1,635.40

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	285.11	50.08	36.20	371.39
CITY OF KINGSVILLE	322.39	56.64	40.94	419.97
KINGSVILLE ISD	576.65	100.90	72.63	750.18
SOUTH TX WATER AUTH	28.10	4.55	3.01	35.66

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	141.44
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	159.93
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	288.44
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	16.16
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	605.97

STATEMENT OF ALL TAXES DUE

ACCT # 1-536-001-10000-192
DATE 01/16/2015
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description
PENNY, BLOCK 1, LOT 10-12

TOWN -
ACRES - .258

LOCATION- 1247 E KING

Values

LAND MKT VALUE	7,500	IMPR/PERS MKT VAL	3,800
LAND AGR VALUE		MKT. BEFORE EXEMP	11,300
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

AMBRIZ MARGARITA C

1247 1/2 E KING

KINGSVILLE TX 78363

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2012	606.28	218.27	164.91	989.46
TAXES 2013	605.97	145.42	150.28	901.67
TAXES 2014	360.62	.00	.00	360.62
	1,572.87	363.69	315.19	2,251.75

ACCT # 1-536-001-10000-192

TOTAL DUE 01/2015	**2,251.75**
TOTAL DUE 02/2015	2,291.57
TOTAL DUE 03/2015	2,313.26
TOTAL DUE 04/2015	2,335.04

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	369.27	85.66	74.16	529.09
CITY OF KINGSVILLE	417.56	96.87	83.85	598.28
KINGSVILLE ISD	748.29	172.98	149.92	1,071.19
SOUTH TX WATER AUTH	37.75	8.18	7.26	53.19

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	84.16
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	95.17
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	171.64
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	9.65
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	360.62

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

MARCH 21, 2014

MARGARITA C AMBRIZ
1247 ½ E KING
KINGSVILLE, TX 78363

Re: PENNY, BLOCK 1, LOT 10-12 1247 E KING

Dear Sir or Madam:

It has been determined that the structure at **1247 E KING** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-I-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

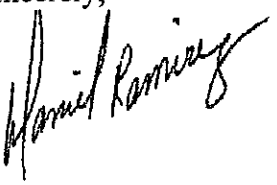
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

MARCH 21, 2014

MARGARITA C AMBRIZ % OCTAVIO C AMBRIZ JR
1247 ½ E KING
KINGSVILLE, TX 78363

Re: PENNY, BLOCK 1, LOT 10-12 1247 E KING

Dear Sir or Madam:

It has been determined that the structure at **1247 E KING** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

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(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
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('62 Code, § 4-6-1)

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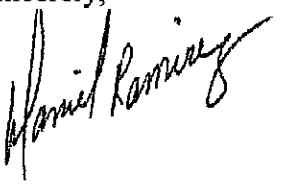

Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

MARCH 21, 2014

MARCOS AMBRIZ % OCTAVIO C AMBRIZ JR
1247 E KING
KINGSVILLE, TX 78363

Re: PENNY, BLOCK 1, LOT 10-12 1247 E KING

Dear Sir or Madam:

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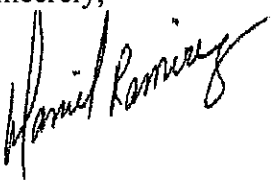

Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

APRIL 25, 2014

MARCOS AMBRIZ % OCTAVIO C AMBRIZ JR
1247 E KING
KINGSVILLE, TX 78363

Re: PENNY, BLOCK 1, LOT 10-12 1247 E KING

Dear Sir or Madam:

It has been determined that the structure at **1247 E KING** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
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('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

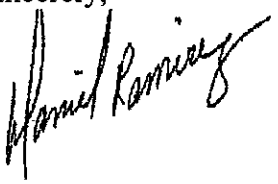
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

APRIL 25, 2014

MARGARITA C AMBRIZ % OCTAVIO C AMBRIZ JR
1247 ½ E KING
KINGSVILLE, TX 78363

Re: PENNY, BLOCK 1, LOT 10-12 1247 E KING

Dear Sir or Madam:

It has been determined that the structure at **1247 E KING** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

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(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
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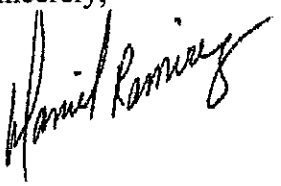
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

APRIL 25, 2014

MARGARITA C AMBRIZ
1247 ½ E KING
KINGSVILLE, TX 78363

Re: PENNY, BLOCK 1, LOT 10-12 1247 E KING

Dear Sir or Madam:

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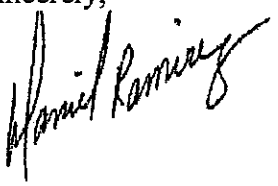

Daniel Ramirez
Building Official

Enclosure

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7011 0110 0000 4433 3332

JULY 16, 2014

MARGARITA C AMBRIZ
12471/2 E KING
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1247 E KING**

Dear Sir or Madam:

On March 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **1247 E KING** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday 11, 2014** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for AUGUST 11, 2014.

The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7011 0110 0000 4433 3325

JULY 16, 2014

MARGARITA C AMBRIZ % OCTAVIO C AMBRIZ JR
12471/2 E KING
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1247 E KING**

Dear Sir or Madam:

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If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7011 0110 0000 4433 3349

JULY 16, 2014

MARCOS AMBRIZ % OCTAVIO C AMBRIZ JR
1247 E KING
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1247 E KING**

Dear Sir or Madam:

On March 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **1247 E KING** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

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If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

1247 E King Ave
Kingsville, TX 78363
Directions
Street View
Explore this area
Try searching: pizza · fast food restaurants
E Henrietta Ave
N 15th St
N 16th St
N 17th St
N 18th St
E Yoakum Ave
Our Lady of Good Counsel
E Kleberg Ave
Gethsemane Presbyterian Church
CVS Pharmacy
Kleberg County Sheriff's Office
Kingsville Veterinary Services
E King Ave
141
Burger King
McDonald's
Dan's Cleaners
1247 E King Ave
S 15th St
S 16th St
S 17th St
S 18th St
Boys & Girls Club-Kingsville
Latin Church of the Nazarene
E Kenedy Ave
AD Harvey Elementary School
AutoZone
E Lott Ave
S 12th St
S 14th St
E Huisache Ave
S 13th St
Whataburger
E Fordyce Ave
Map data ©2014 Google 200 ft

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5812

JANUARY 28, 2015

OCTAVIO AMBRIZ EST. MARGARITA C AMBRIZ
1247 1/2 E KING
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1247 E KING**

Dear Sir or Madam:

On March 14, 2014, a letter was sent from the City of Kingsville stating that your property located at **1247 E KING** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2015** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for MARCH 9, 2015.

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Sincerely,

Daniel Ramirez
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5805

JANUARY 28, 2015

MARGARITA C AMBRIZ
1247 E KING
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1247 E KING**

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Sincerely,

Daniel Ramirez
Building Official

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Marcos Arvizo
Octavio C Arvizo
1247 E King
Kingsville, Tx 78363

2. Article Number (Transfer from service label) 7011 0110 0000 4433 3547

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) [illegible] C. Date of Delivery 8-24-04

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
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- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Margarita C Arvizo
Octavio C Arvizo Jr
1247 1/2 E King

2. Article Number (Transfer from service label) 7011 0110 0000 4433 3561

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

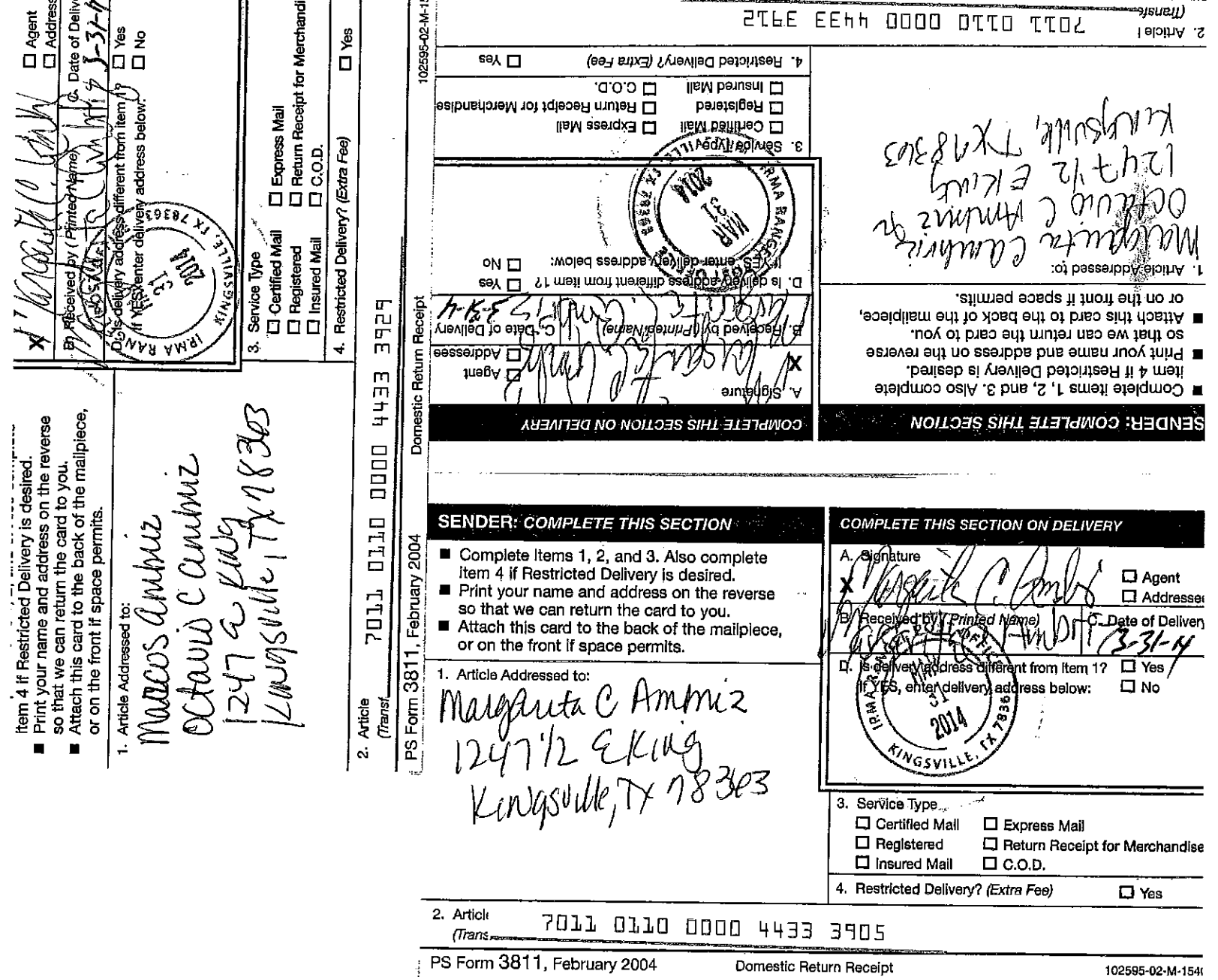
A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes



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Margarita C Ammiz
1247 1/2 E King
Kingsville, TX 78363

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X
☐ Agent
☐ Addressee

B. Received by (Printed Name)
C. Date of Delivery
3-31-14

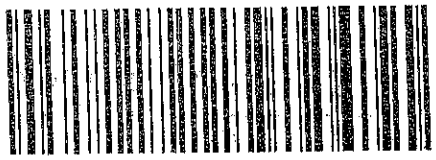
D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7011 0110 0000 4433 3905

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540



160.2

CITY OF KINGSVILLE

7011 0110 0000 4433 4292

78364

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04/25/2014
US POSTAGE $06.48

ZIP 78363
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052114

4/26 W

Marcos Ambriz
Octavio Cambriz Jr

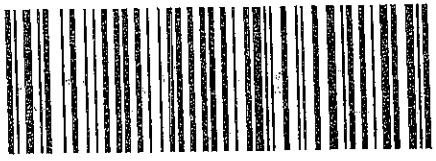
5-2
5-11-14

NIXIE 782 4E 1009 0105/16/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

*0588-10121-25-39

78363+5933



CERTIFIED MAIL

160.2

CITY OF KINGSVILLE

7011 0110 0000 4433 3325

3364

neopost
07/17/2014
US POSTAGE $06.48

ZIP 78363
041L11228105

081414 9/18 W

7-24-14
8-2-14

Margaret Cambriz O/O
Octavio C Ambriz Jr
... S Vine

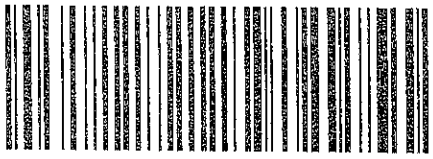
NIXIE 782 CC 1 0108/08/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

*2093-04839-08-06

745

CERTIFIED MAIL™



CITY OF KINGSVILLE

7011 0110 0000 4433 4254

8364

052114

4/26 in Margarita C Ambriz
12 [illegible] S. King
5-2
5-11-14 K

NIXIE 782 CE 1009 0105/16/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

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7836385933

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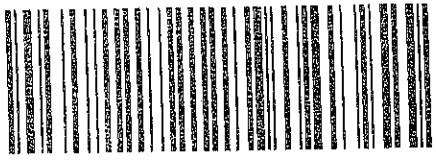

CITY OF KINGSVILLE

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364

052114

4/26 in Margarita C Ambriz
Octavio C Ambriz Jr
5-2
5-11-14 K

NIXIE 782 4E 1009 0105/16/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

*0588-05369-25-39

7836345933

160.2

CITY OF KINGSVILLE

7011 0110 0000 4433 3349

64

081114

neopost
07/17/2014
US POSTAGE
$06.48⁰

ZIP 78363
041L11238105

7/18 cw
7-24-14
8-2-14

Marcos Ambriz
Octavio Ambriz
1019 E King

NIXIE 782 CC 1 0108/08/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 78363593347 *2093-04840-08-06

745 78363@5933

CERTIFIED MAIL™

CITY OF KINGSVILLE

7011 0110 0000 4433 3332

S 78364

081514

neopost
07/17/2014
US POSTAGE
$06.48⁰

ZIP 78363
041L11238105

2/18 cw
7-24-14
8-2-14

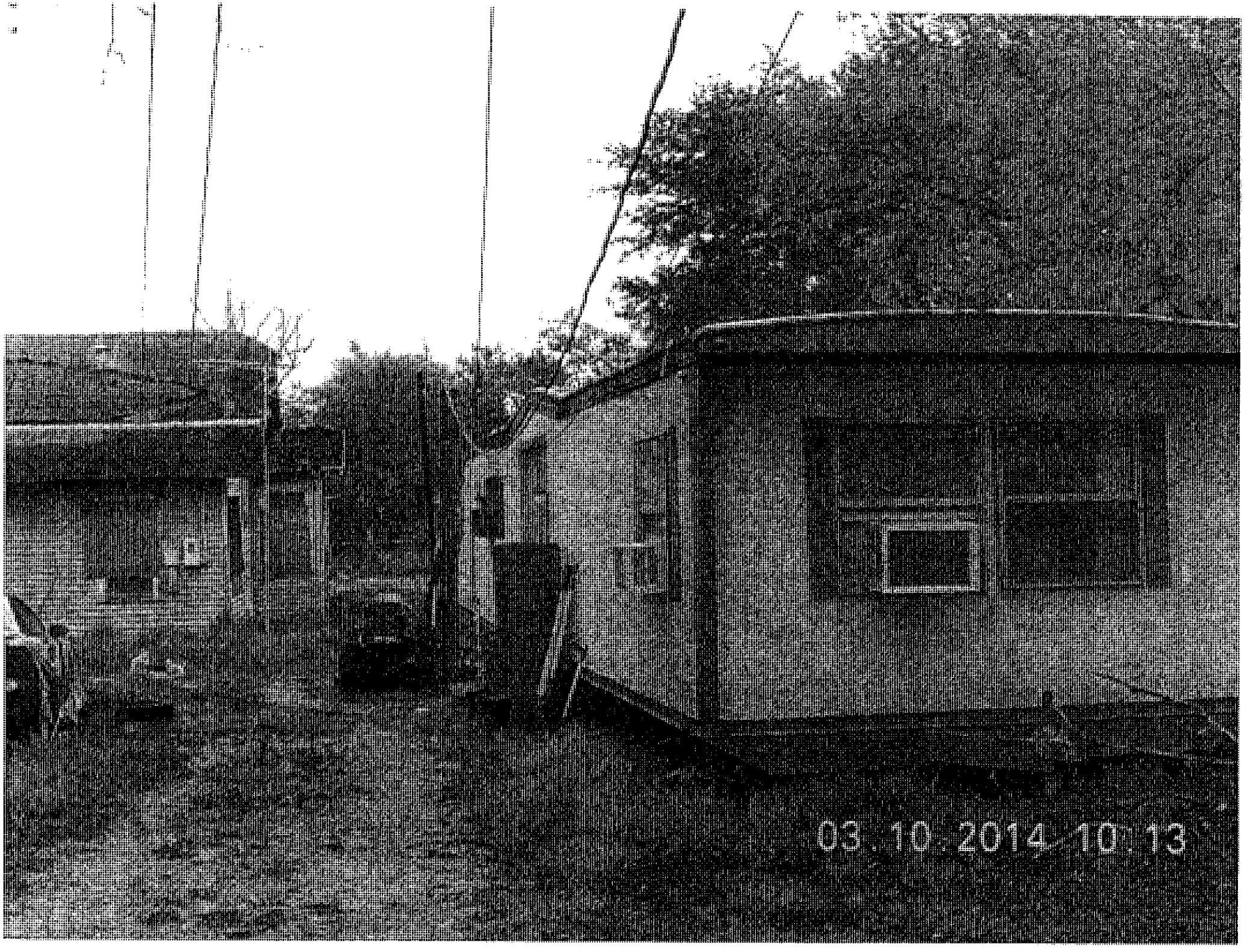
Margaret C Ambriz
1249 1/2 E King
m02/03

K

NIXIE 782 CC 1 0108/11/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

*2093-04841-08-06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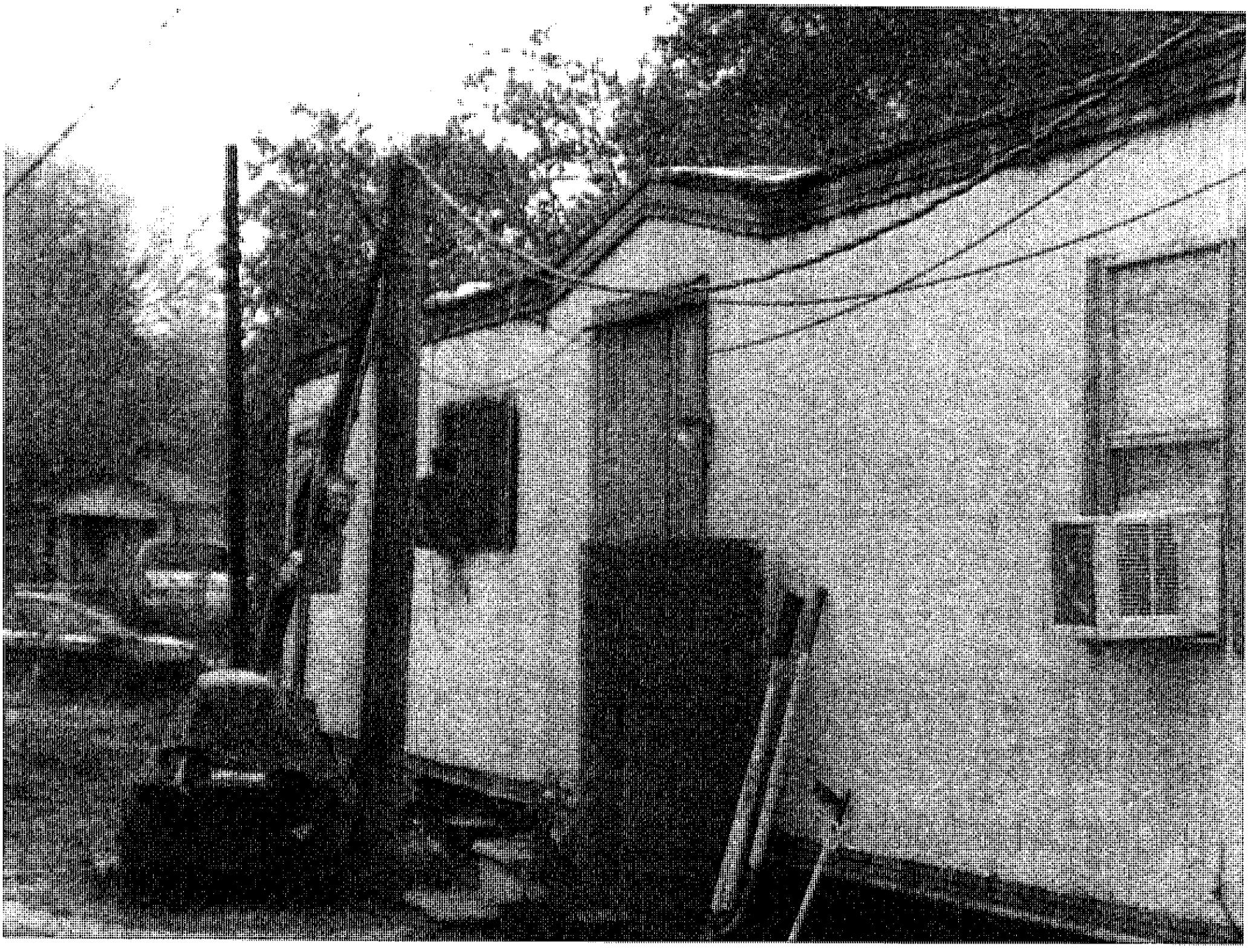

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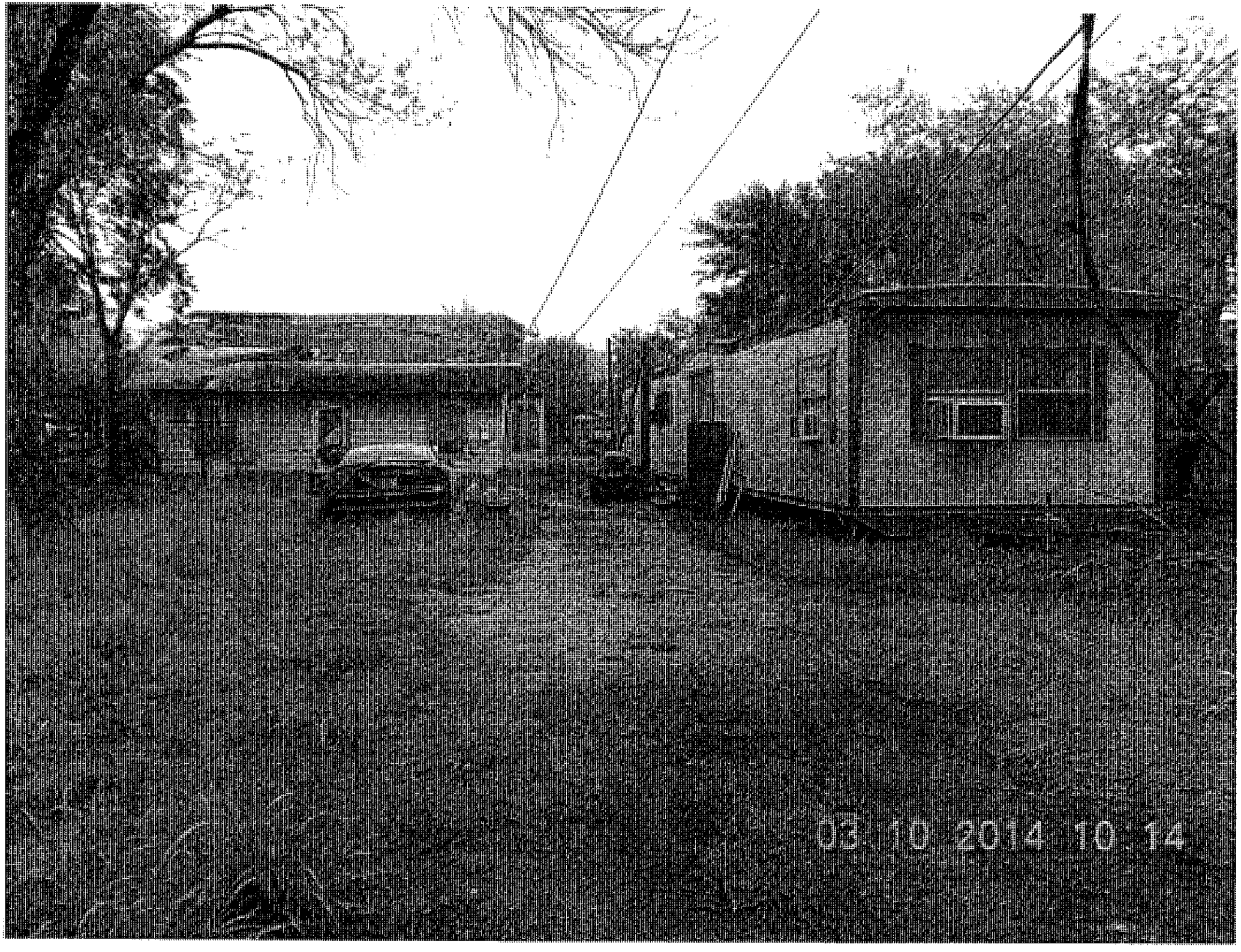
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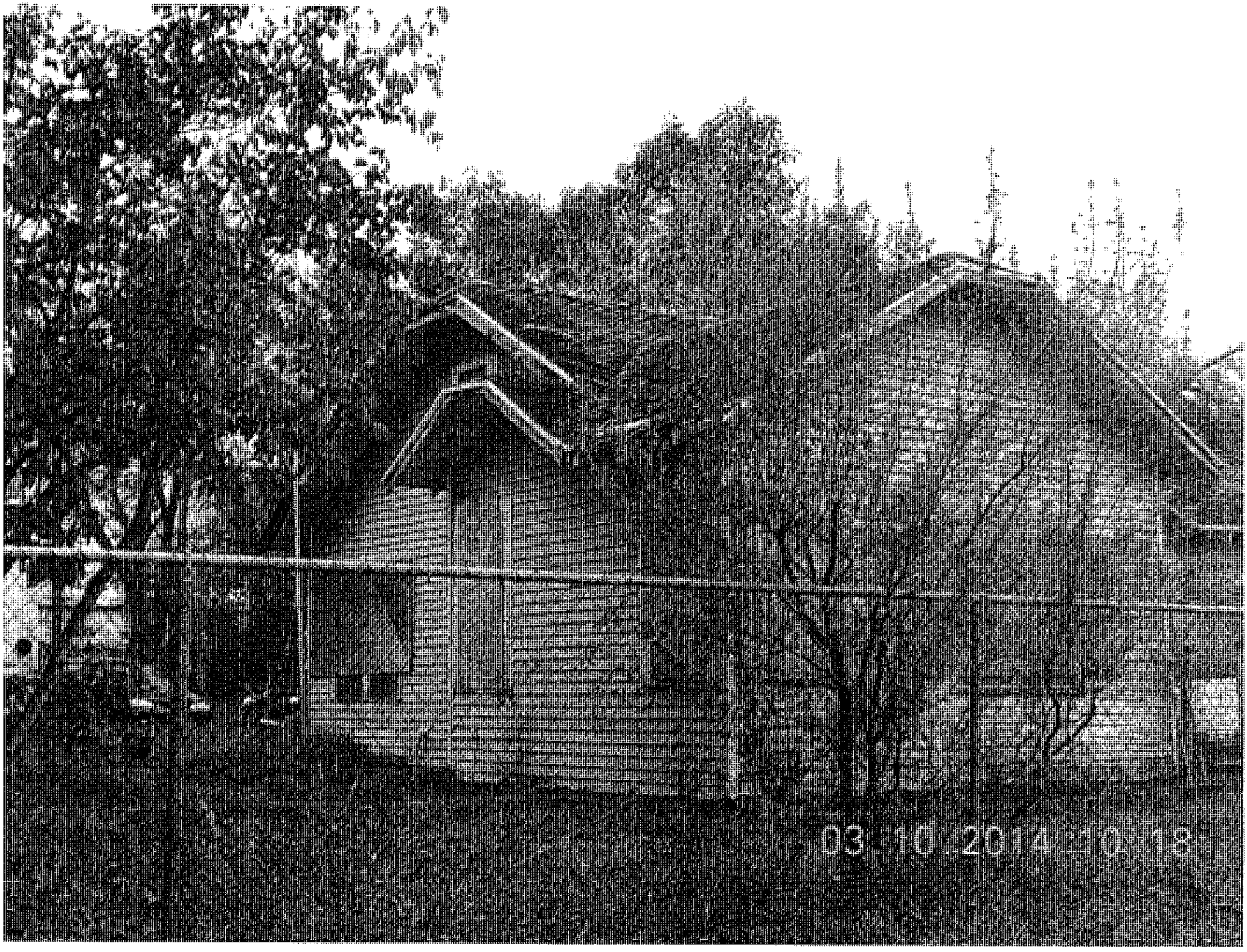
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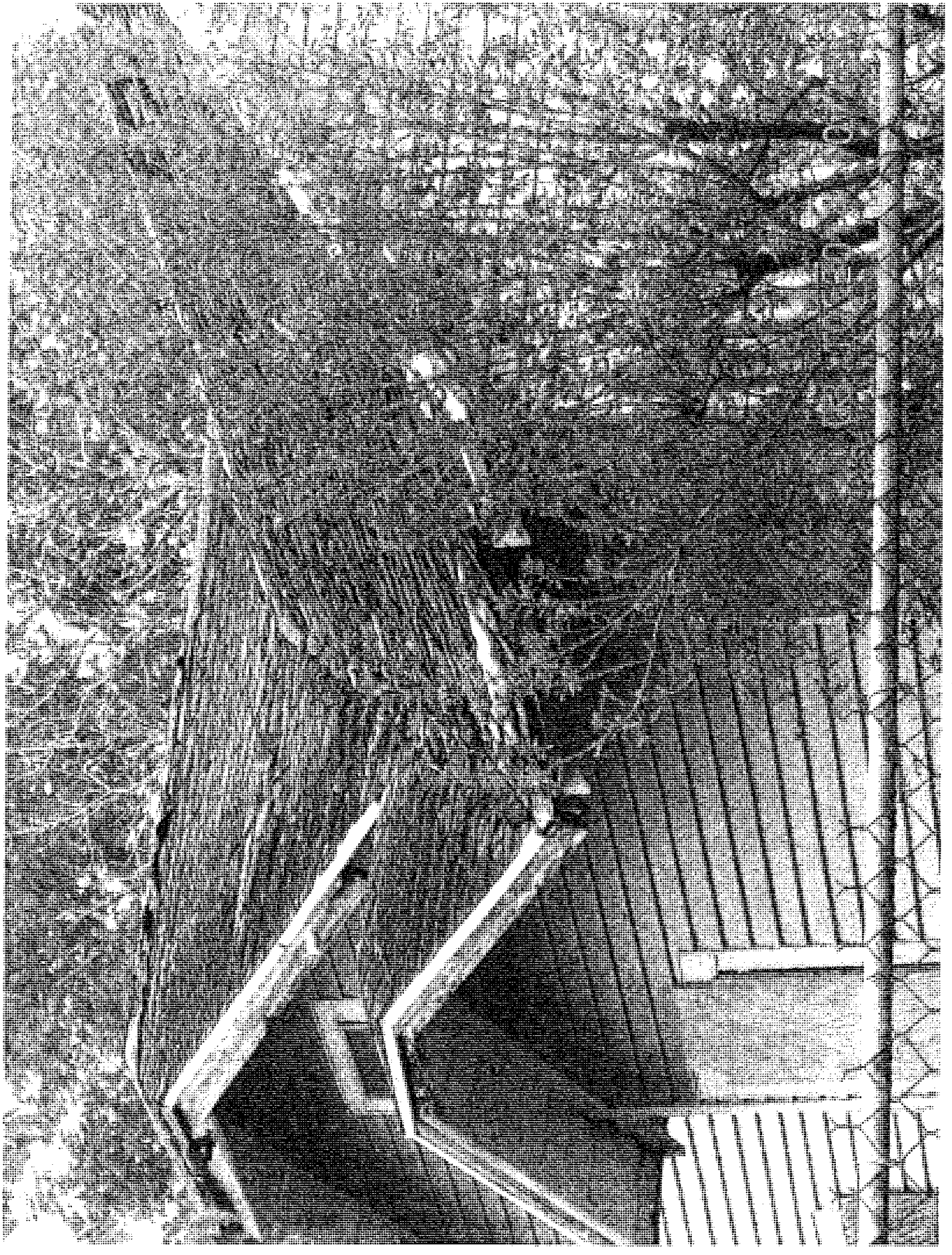

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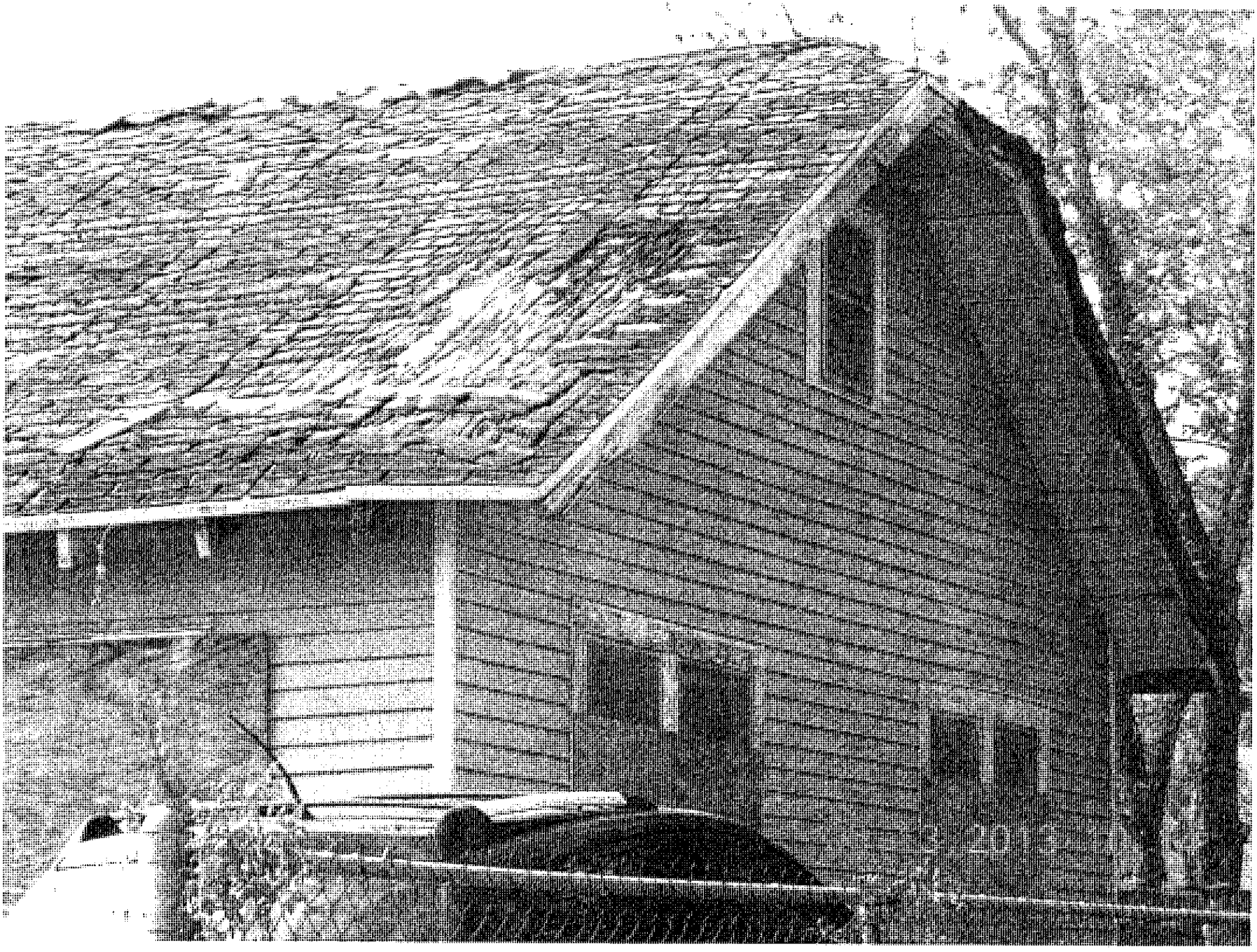

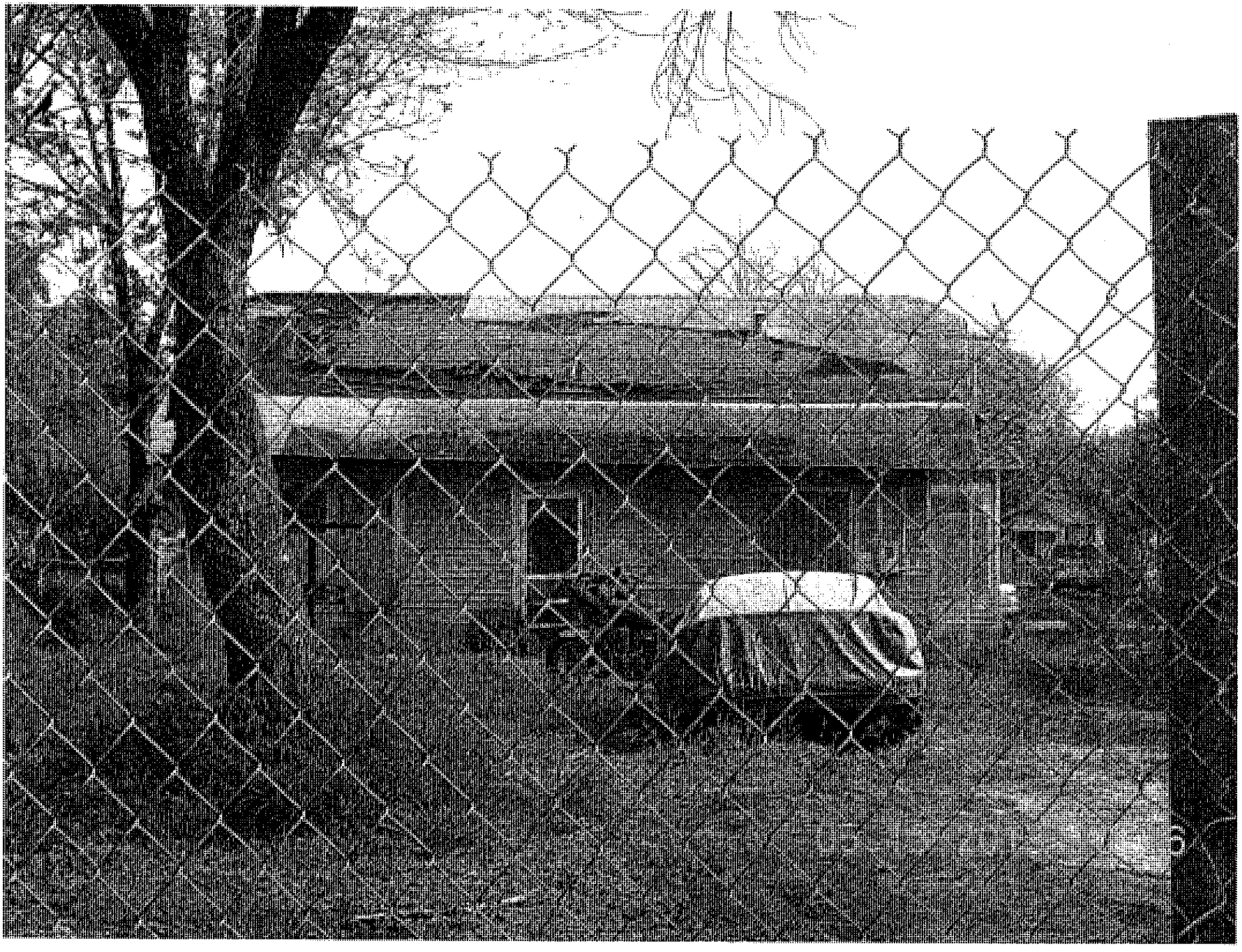

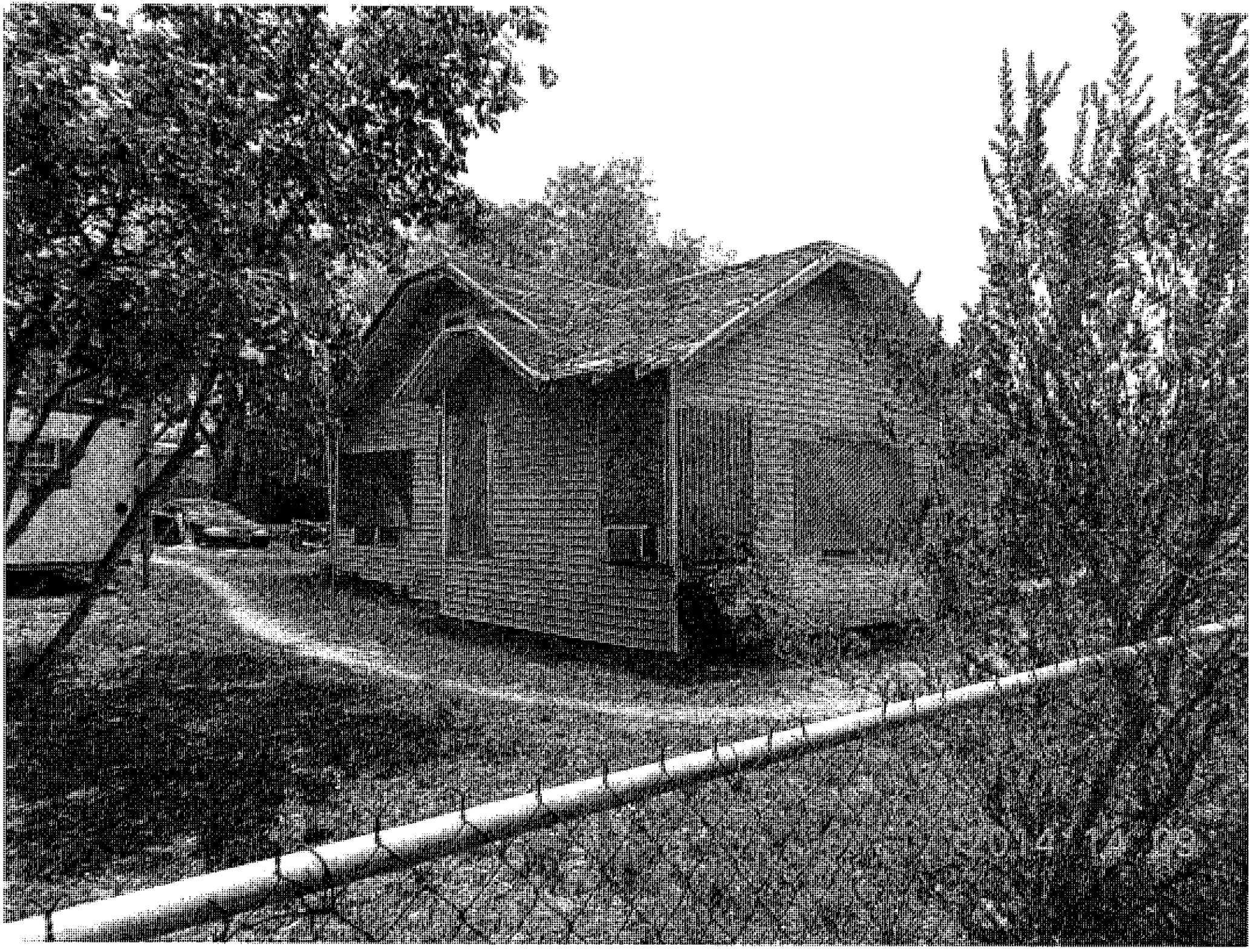

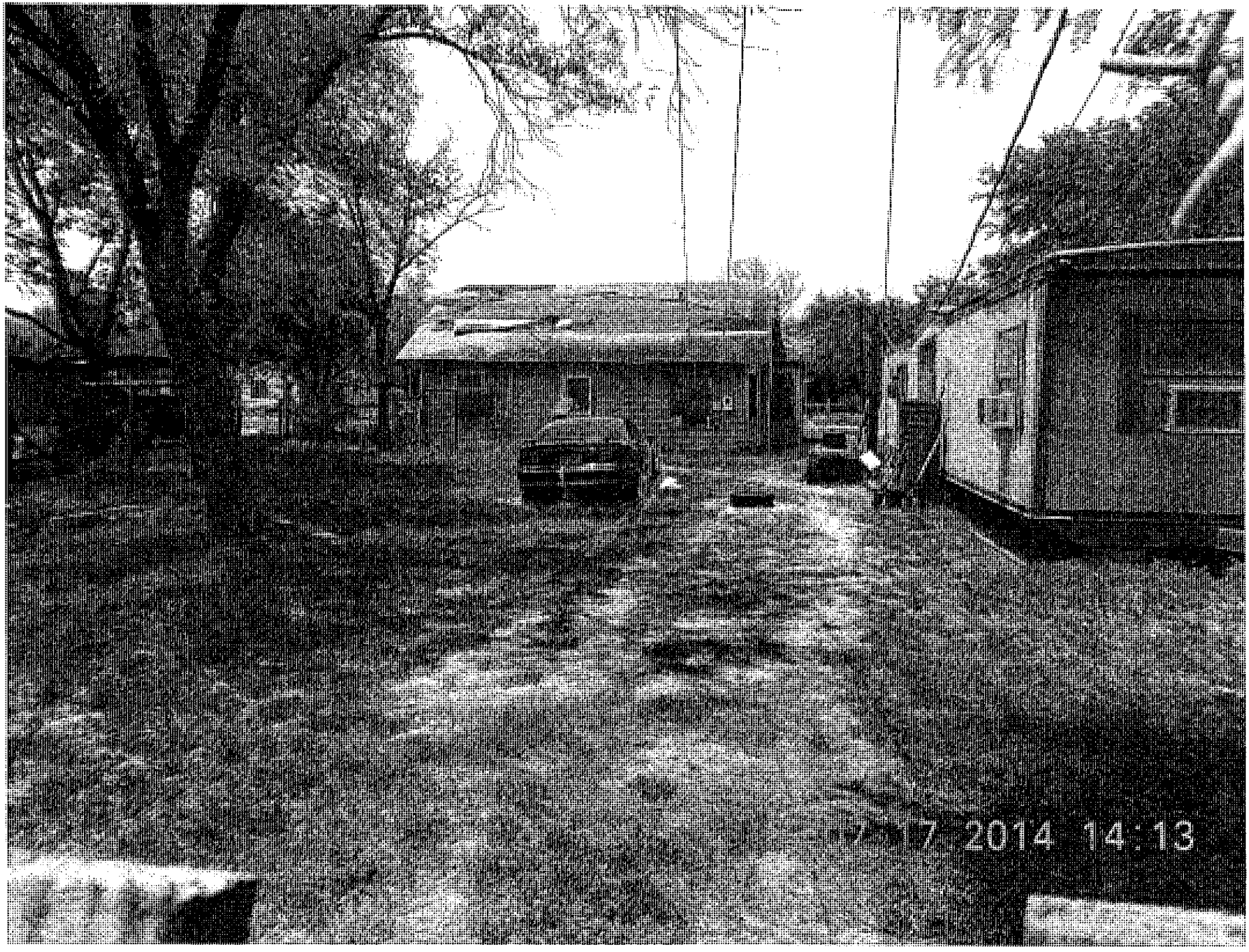
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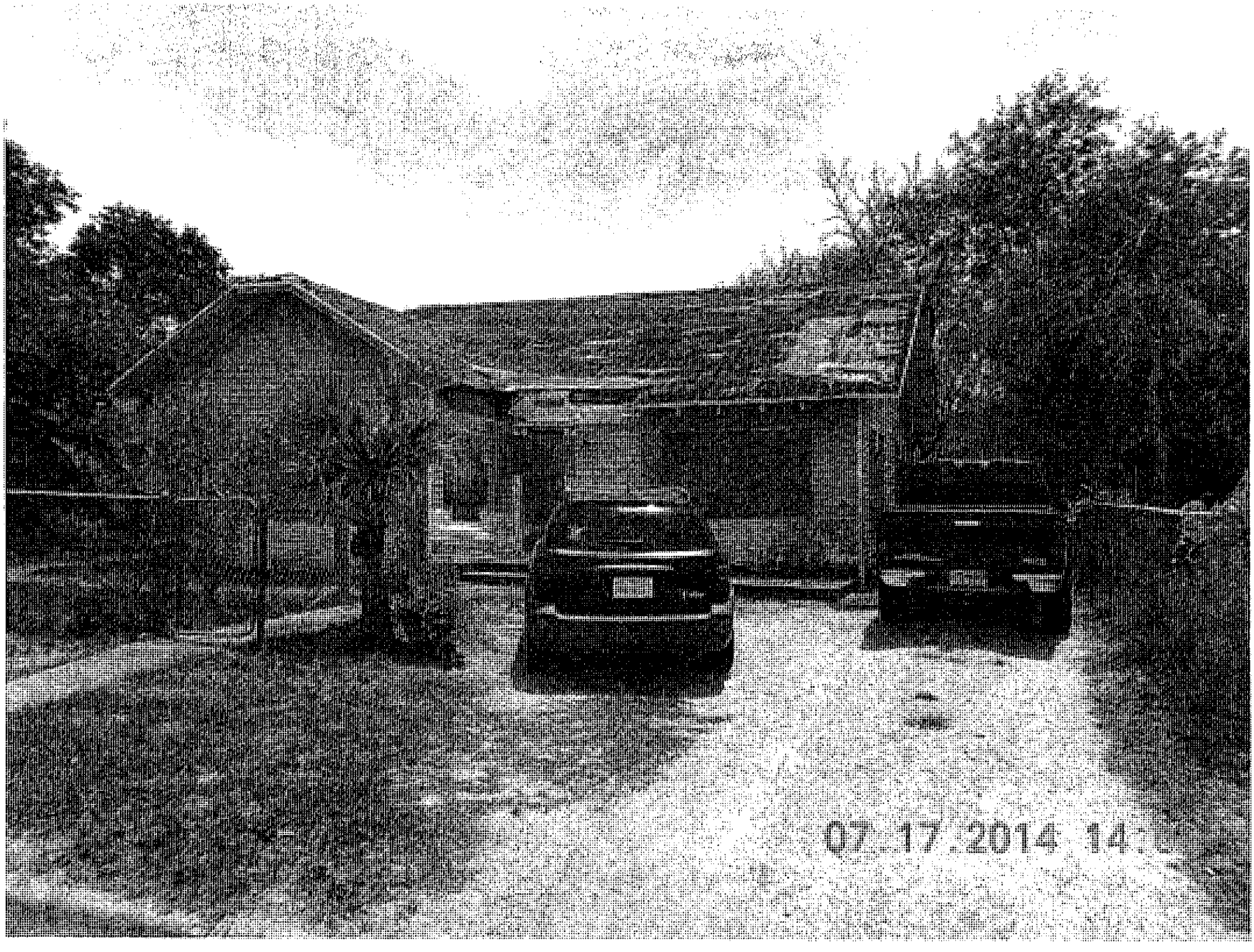
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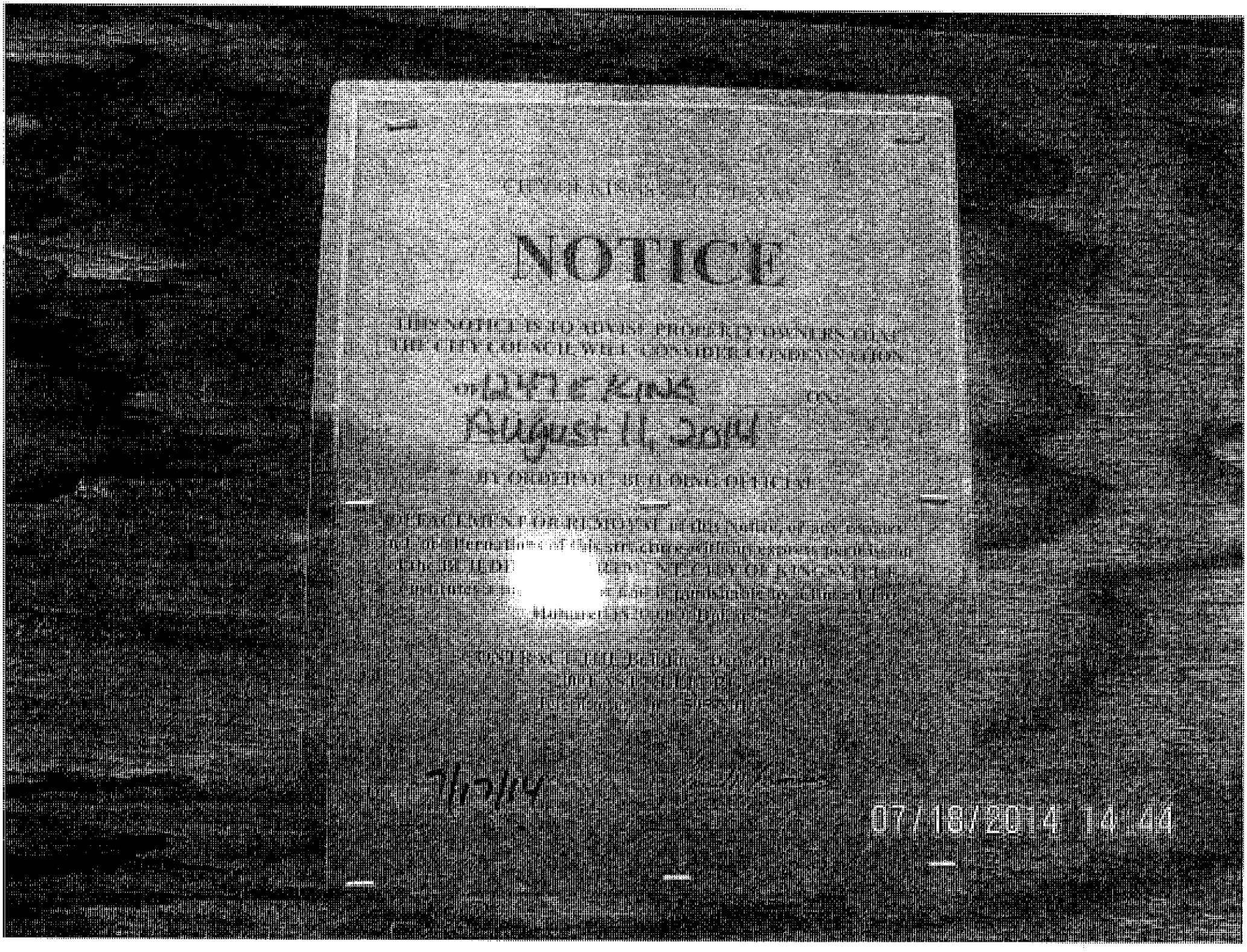
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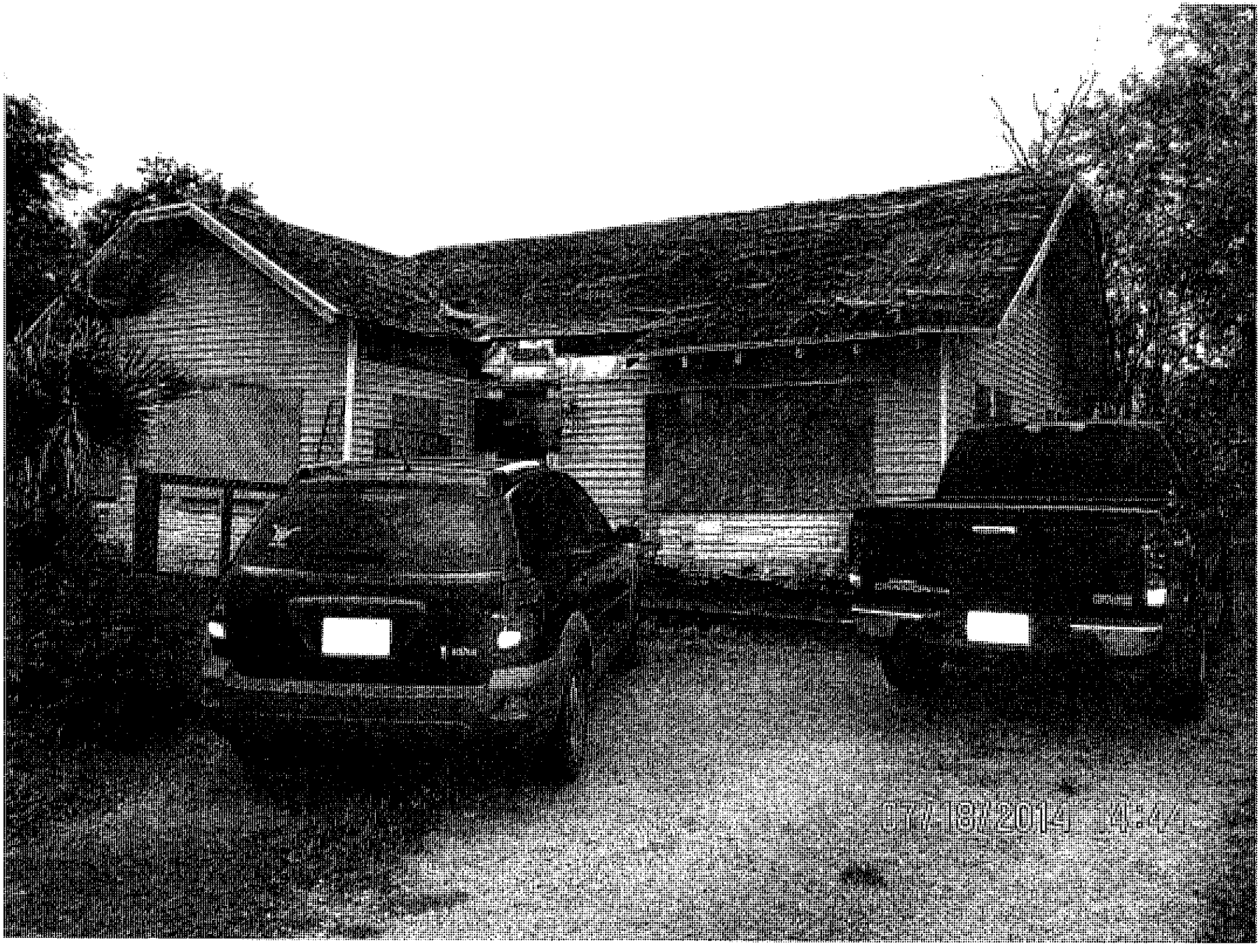
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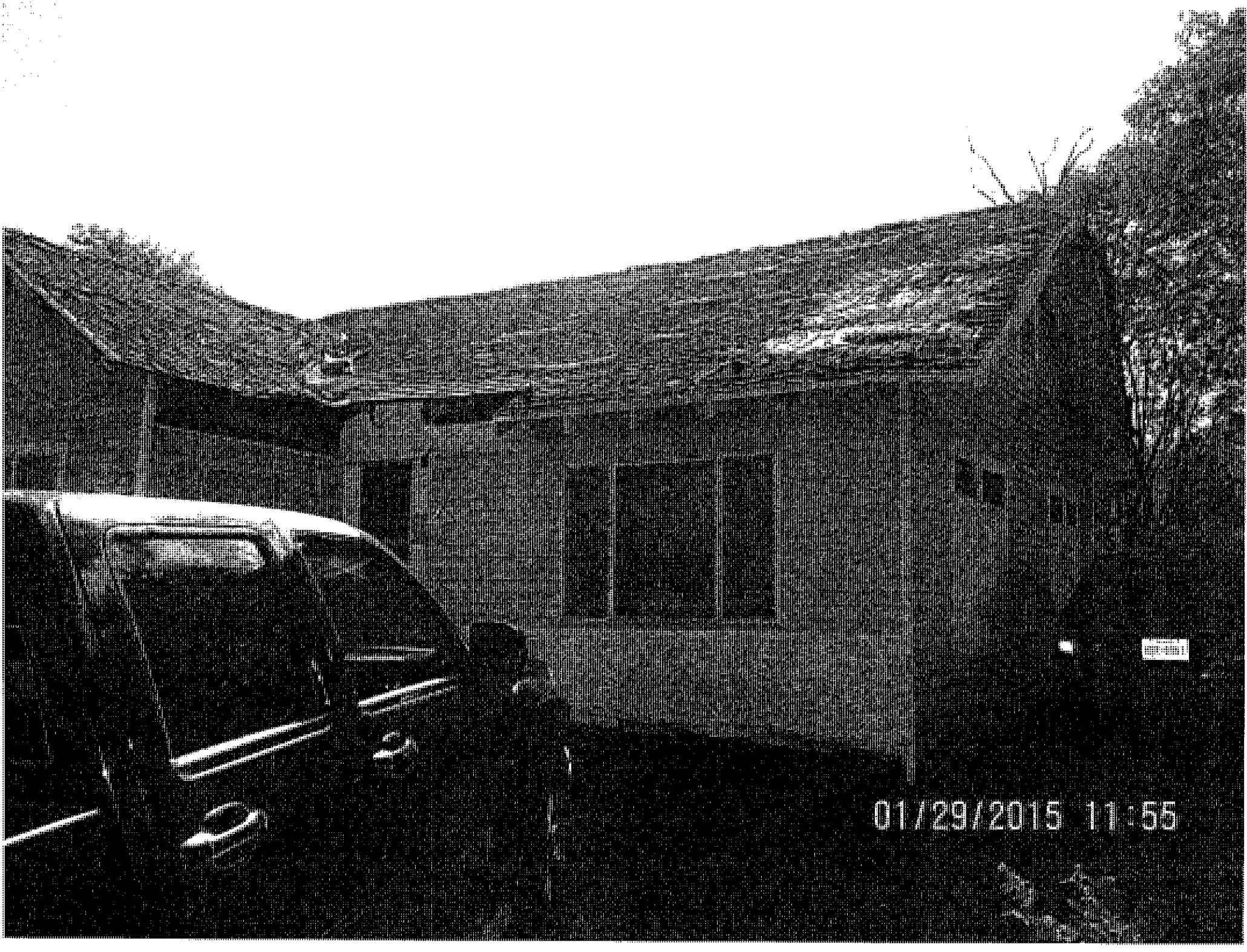
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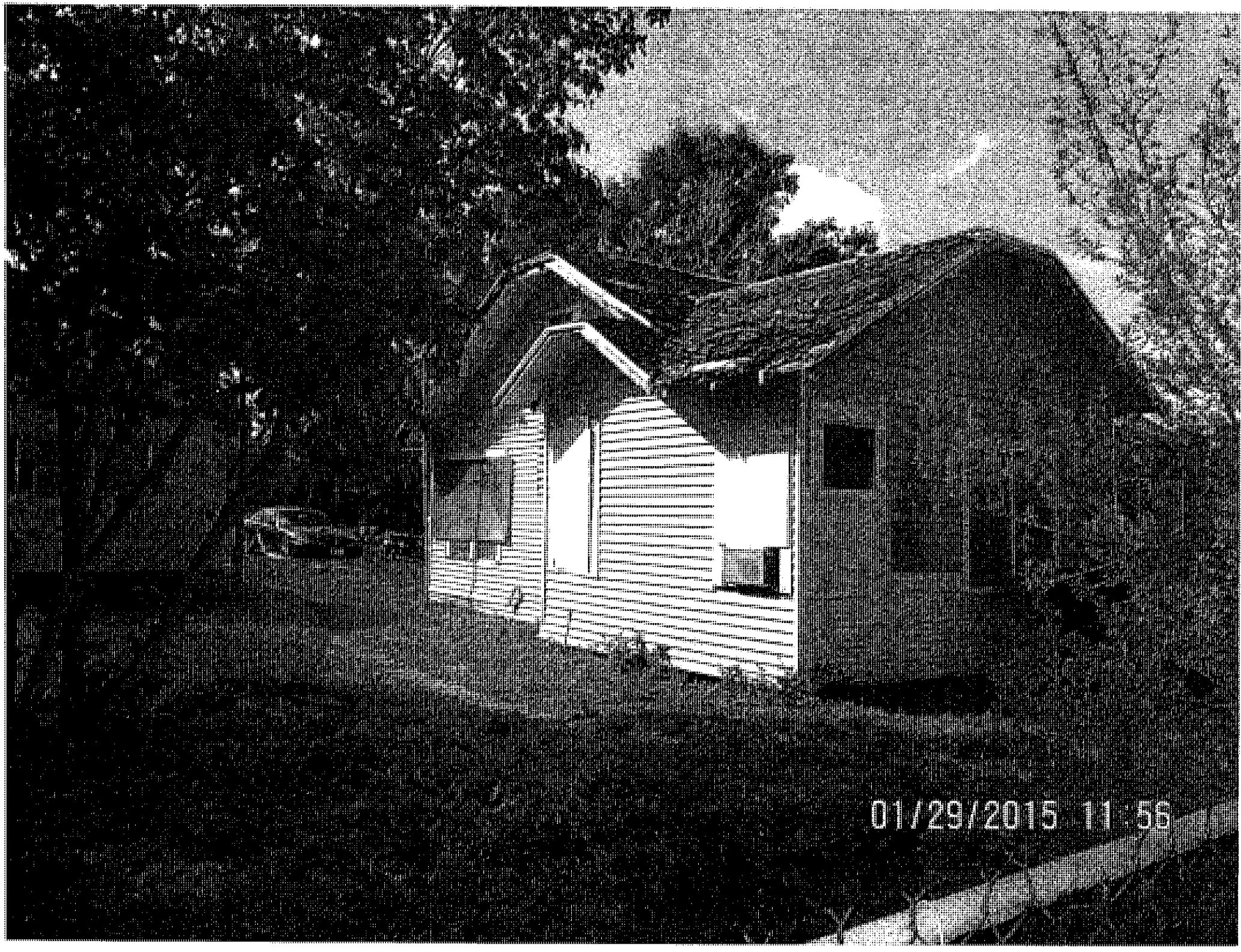
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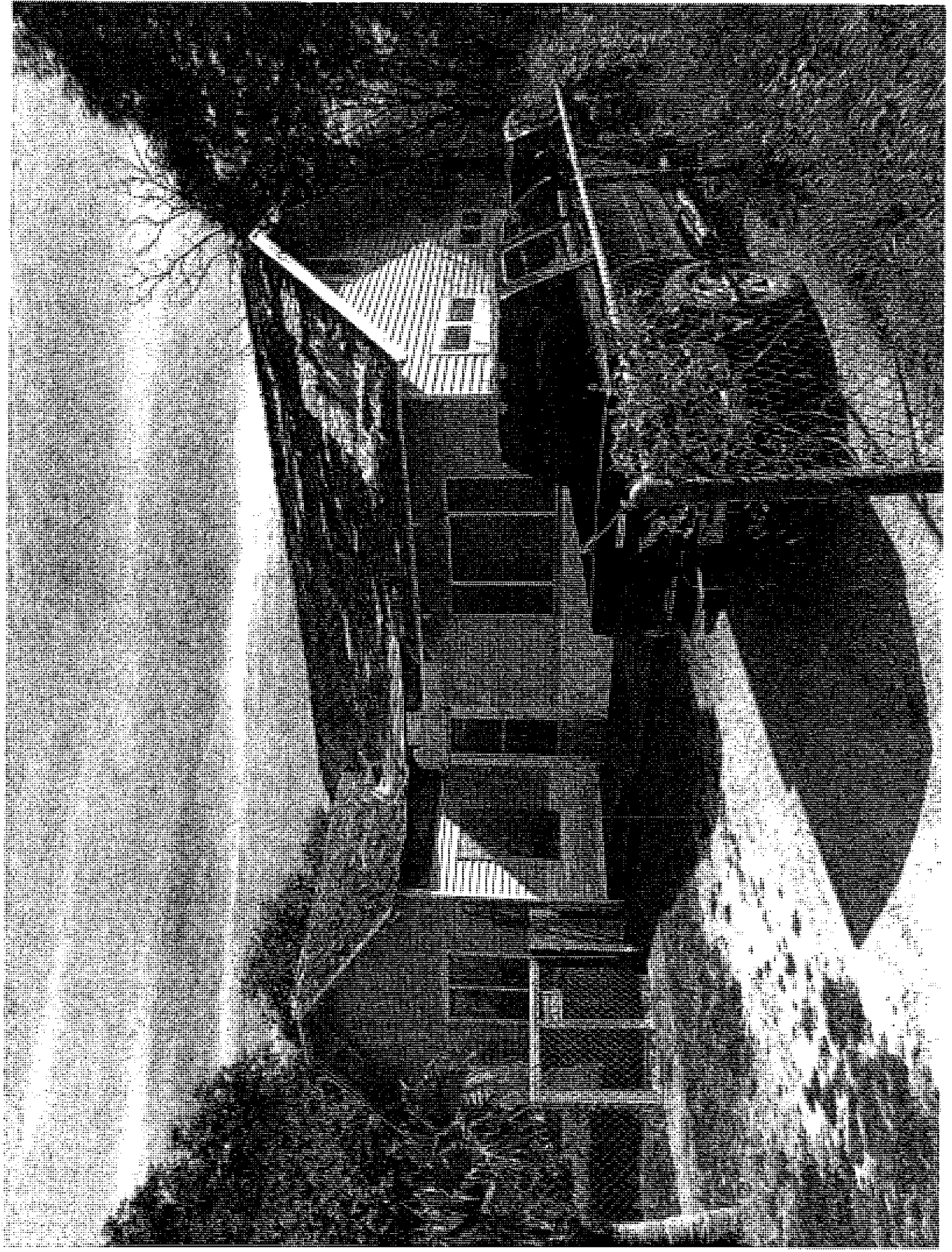

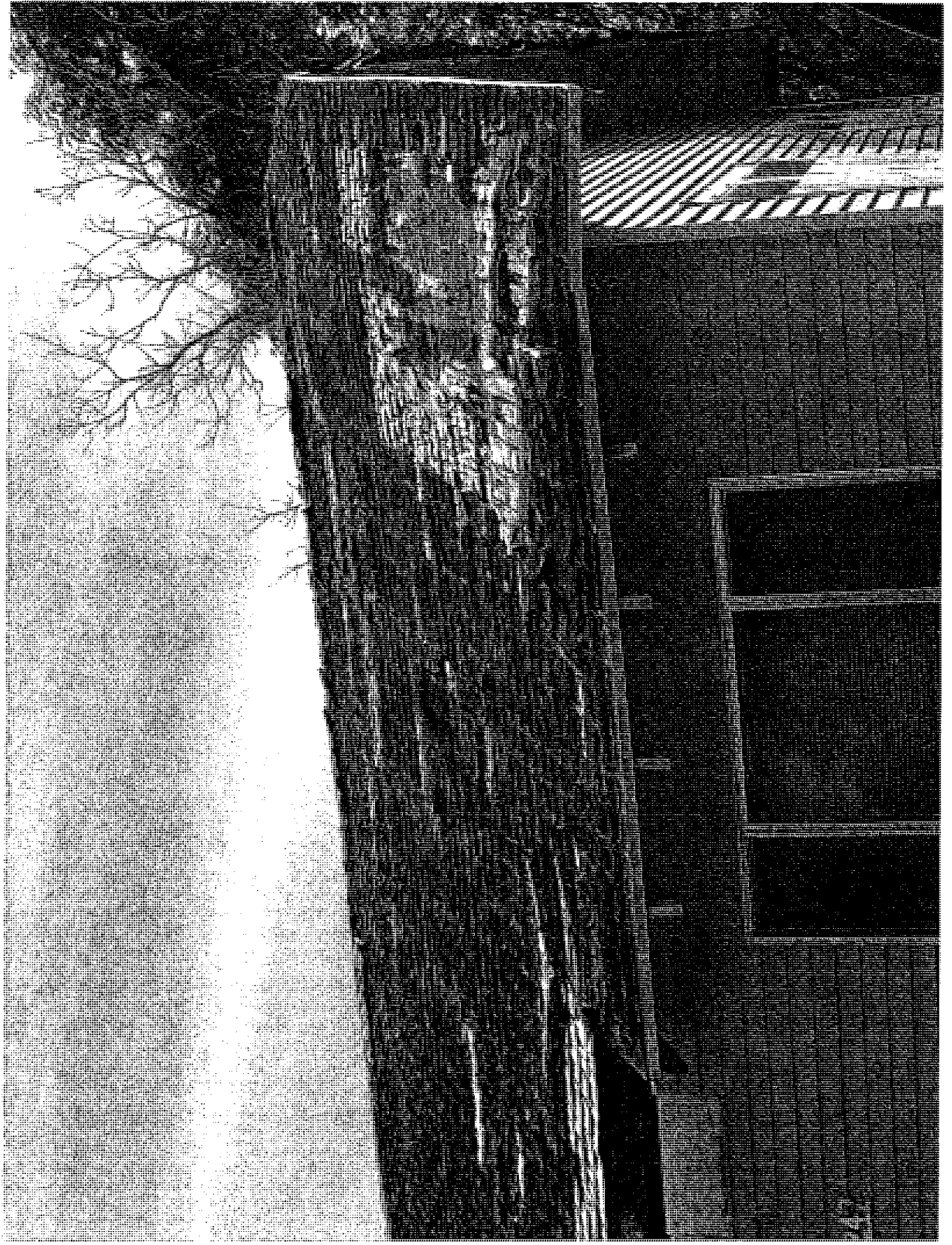

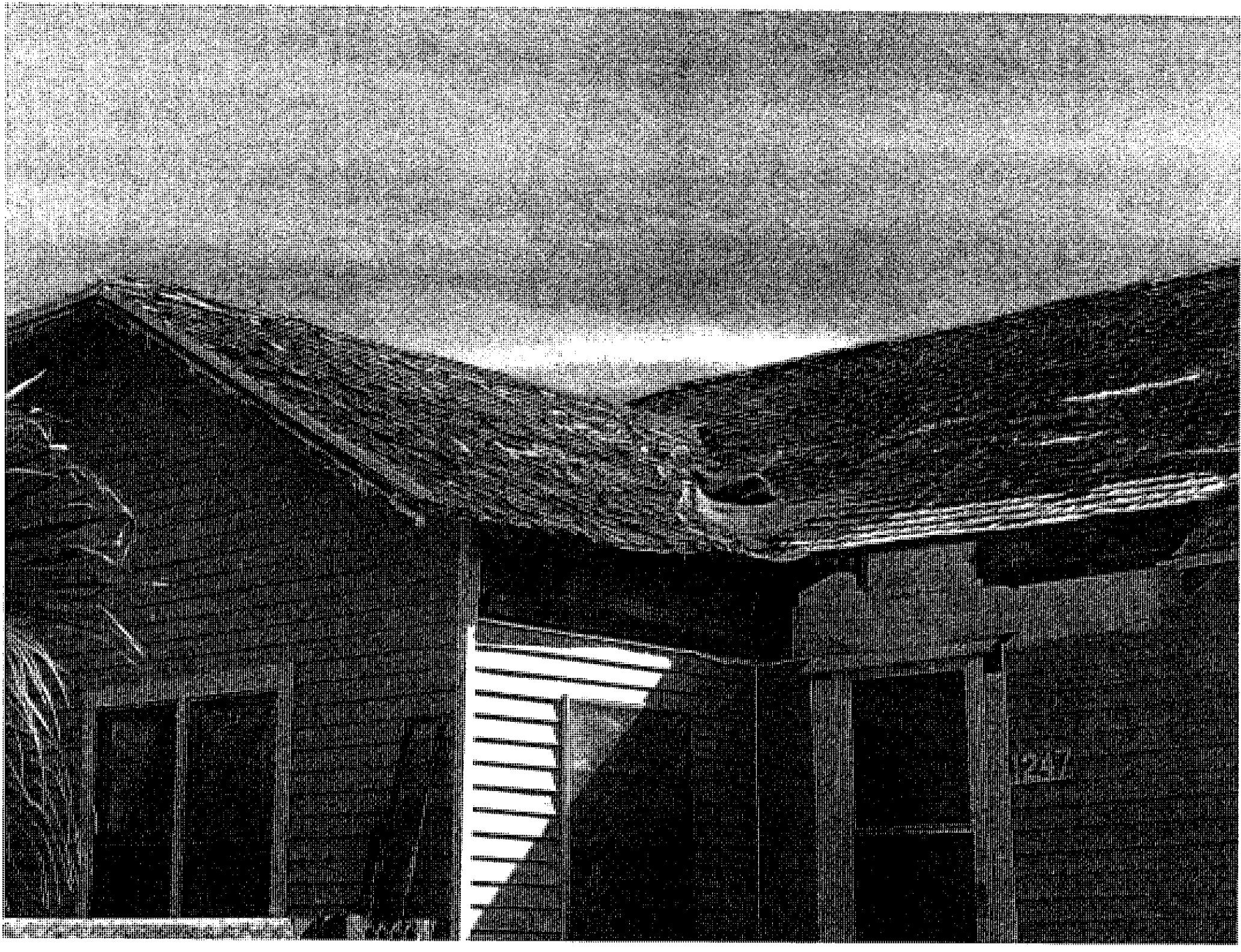

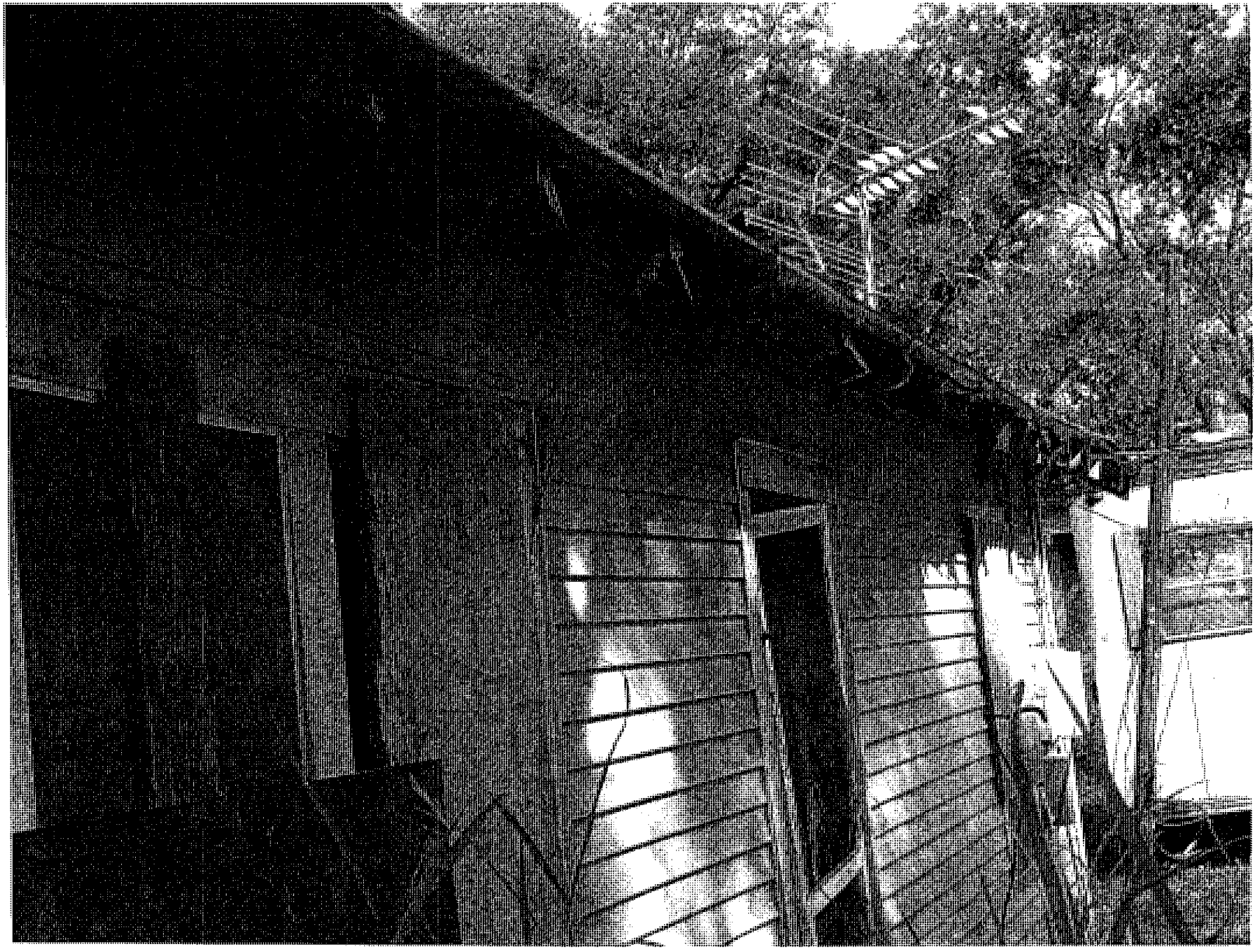

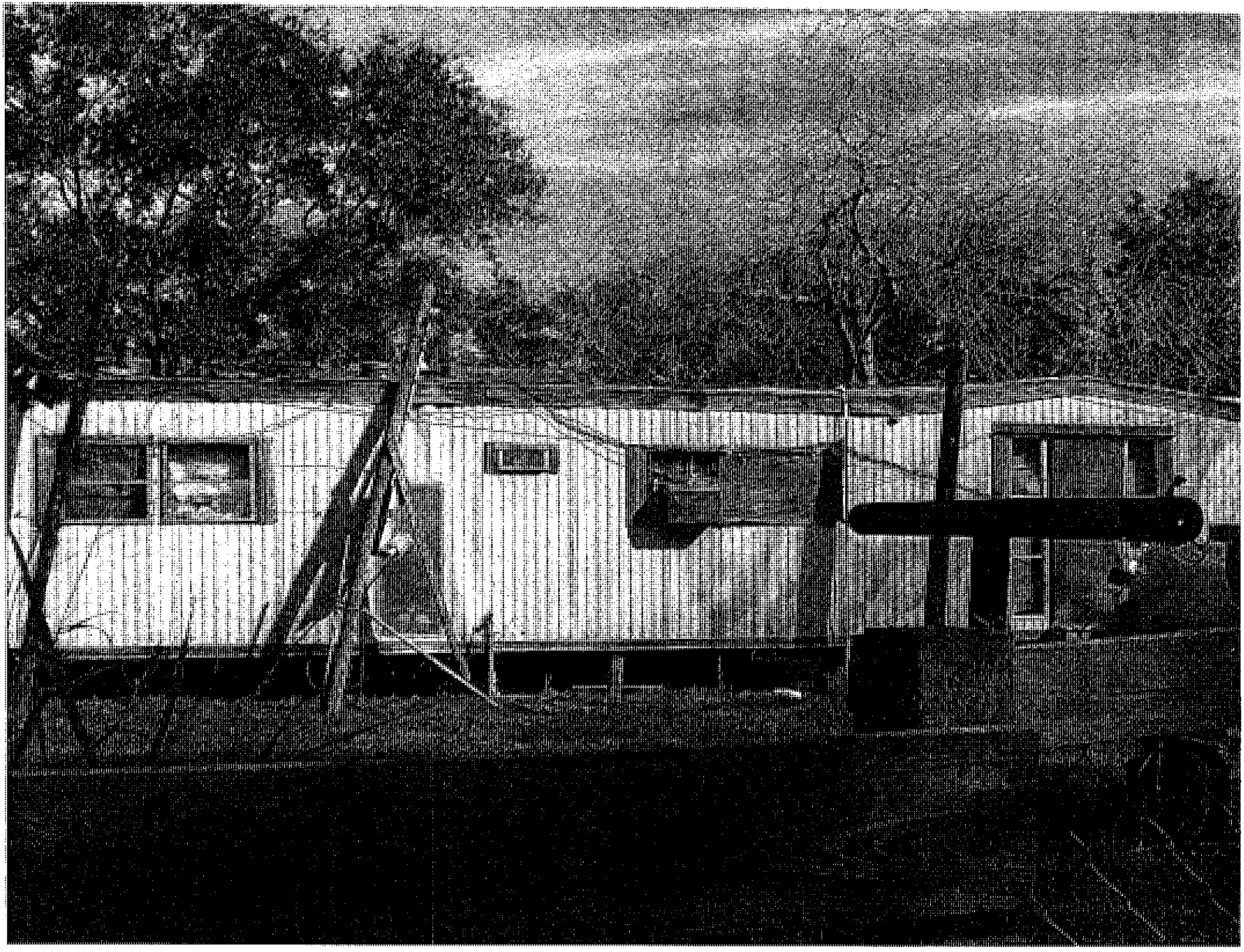

01/29/2015 11:55

NOTICE

1247 E King
March 9, 2015

01/29/2015 11:55

PUBLIC HEARING #2

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
409 E NETTIE		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
3RD	4	5,6
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
MINERVA MALDONADO	P.O. BOX 50004	DALLAS, TEXAS 75250-0004

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,B,C,,D,OU	1,2
Yard						
Condition			X		H,OV	
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X		H,B,C,D,OU	
Walls						
Exterior			X		H,B,C,D,OU	
Interior			X		H,B,C,D,OU	
Ceilings			X		H,B,C,D,OU	
Windows/Doors						
Secured			X		H,B,D,OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		H,B,D,C,OU	
Interior			X		H,B,D,C,OU	
Plumbing			X		MI,H	
Electrical			X		MI,H	

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 01/15/2010

SIGNATURE: Daniel H. Ramirez DATE: 1-21-14

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
409 E NETTIE		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
3RD	4	5,6
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
MINERVA MALDONADO	P.O. BOX 50004	DALLAS, TEXAS 75250-0004

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	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
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Condition			X		H,B,C,,D,OU	1,2
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Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X		H,B,C,D,OU	
Walls						
Exterior			X		H,B,C,D,OU	
Interior			X		H,B,C,D,OU	
Ceilings			X		H,B,C,D,OU	
Windows/Doors						
Secured			X		H,B,D,OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		H,B,D,C,OU	
Interior			X		H,B,D,C,OU	
Plumbing			X		MI,H	
Electrical			X		MI,H	

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SIGNATURE: Daniel H. Ramirez DATE: 8/10/2014

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
409 E NETTIE		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
3RD	4	5,6
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
MINERVA MALDONADO	P.O. BOX 50004	DALLAS, TEXAS 75250-0004

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,B,C,,D,OU	1,2
Yard						
Condition			X		H,OV	
Utilities						
Electric			X			
Gas			X			
Water			X			
Roof						
Covering			X		H,B,C,D,OU	
Walls						
Exterior			X		H,B,C,D,OU	
Interior			X		H,B,C,D,OU	
Ceilings			X		H,B,C,D,OU	
Windows/Doors						
Secured			X		H,B,D,OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		H,B,D,C,OU	
Interior			X		H,B,D,C,OU	
Plumbing			X		MI,H	
Electrical			X		MI,H	

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AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
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SIGNATURE: Daniel H. Ramirez DATE: 1-28-15

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 409 E Nettie — Phone: _____
Property Owner: Minerva M. Maldonado — Phone: _____
Owner's Address: P.O. Box 50004, Dallas, TX 75250-0004 — Fax: _____

PLANNED DATE	ACTUAL DATE	ACTION
☐ 7-21-14	7-21-14	1. Identify structure unfit for human habitation.
☐ 7-21-14	7-21-14	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
☐ 7-21-14	7-21-14	☐ b. Photograph property with date stamp.
☐ 7-21-14	7-21-14	3. Determine ownership from county assessment & tax collection record.
☐ 7-21-14	7-21-14	4. Obtain legal description.
☐ 7-21-14	7-21-14	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 7-23-24	7-23-14	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐ 9-25-14	9-25-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 1-28-15	1-28-15	8. If response is not received or is not adequate, proceed as follows:
☐ 1-28-15	1-28-15	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 1-28-14	1-28-14	1) Post affidavit in newspaper twice a week for one week
☐ 1-28-14	1-28-14	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐ _____	_____	11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐ 1-30-15	1-30-15	12. Photograph posted sign with date stamp.
☐ 1-28-15	1-28-15	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
		☐ d. Pre-condemnation notice
		☐ e. Condemnation resolution
☐ 1-28-15	1-2815	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐ _____	_____	15. City Council adopts condemnation resolution.
☐ _____	_____	16. File Notice of Condemnation with the County Clerk.
☐ _____	_____	17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐ _____	_____	18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐ _____	_____	19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐ _____	_____	20. Photograph posted notice with date stamp.
☐ _____	_____	21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐ _____	_____	22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐ _____	_____	23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

KLEBERG COUNTY APPRAISAL DISTRICT
PROPERTY **11001** R
Legal Description
3RD, BLOCK 4, LOT 5, 6

OWNER ID
10903

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2014

MALDONADO MINERVA M
PO BOX 50004
DALLAS, TX 75250-0004

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		1,000
LAND MARKET	+	3,500
MARKET VALUE	=	4,500
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	4,500
HS CAP LOSS	-	0
ASSESSED VALUE	=	4,500

EXEMPTIONS

100500405000192 Ref ID2: R11001 Map ID A1

ACRES:
EFF. ACRES:

SITUS 409 E NETTIE TX

APPR VAL METHOD: Cost

GENERAL

UTILITIES
TOPOGRAPHY
ROAD ACCESS PC
ZONING
NEXT REASON

LAST APPR. LR
LAST APPR. YR 2014
LAST INSP. DATE 03/10/2014
NEXT INSP. DATE

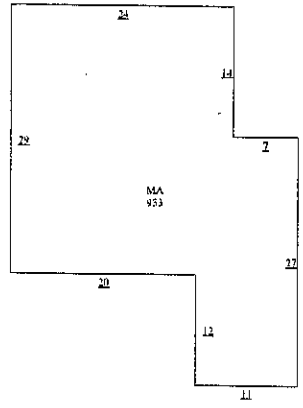
REMARKS FOR 2014 NO VAL CHG TO ACCT PER APPR LR
3/10/14 MMG -- FOR 2013 ADD FF TABLE
FF70D140 PER IE 4/17/13 JO -- FOR '11 FLV MA
@ 1,000 PER APPR LR 4/8/11 4/16/11 MMG --

BUILDING PERMITS

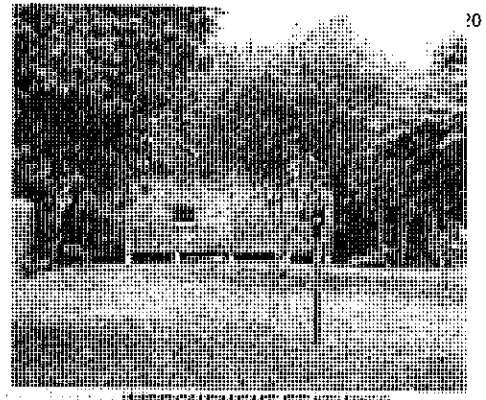
ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
		UNKNOWN	OT / /

SKETCH for Improvement #1 (RESIDENTIAL)



PICTURE



SUBD: S005 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	F	FF1/	933.0	0.00	1	1935	1935		1,000	15%	100%	100%	100%	100%	0.15	1,000
1.	RESIDENTIAL		STCD:	A1	933.0	Homesite: N					1,000							1,000

Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT2,RM1	0
Flooring	1	FL2	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

SUBD: S005 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF70D140	A1	N	FF	50X140	70.00	3,500	1.00	1.00	A	3,500	NO			0.00	0
Comment: F: 50.0 R: 50.0 FF													3,500					0

Effective Date of Appraisal: January 1 Date Printed: 07/23/2014 03:21:36PM by VICKI

True Automation, Inc.

STATEMENT OF ALL TAXES DUE

ACCT # 1-005-004-05000-192
DATE 07/23/2014
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description
3RD, BLOCK 4, LOT 5, 6

TOWN -
ACRES - .160
LOCATION- 409 E NETTIE

Values

LAND MKT VALUE	3,500	IMPR/PERS MKT VAL	1,000
LAND AGR VALUE		MKT. BEFORE EXEMP	4,500
		LIMITED TXBL. VAL	
EXEMPTIONS GRANTED:	NONE	SUIT NO.	7700C

MALDONADO MINERVA M

PO BOX 50004

DALLAS TX 75250-0004

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2007	316.97	285.27	120.45	722.69
TAXES 2008	181.53	141.59	64.62	387.74
TAXES 2009	180.52	119.13	59.93	359.58
TAXES 2010	186.74	100.84	57.52	345.10
TAXES 2011	140.36	58.95	39.86	239.17
TAXES 2012	141.44	42.42	36.76	220.62
TAXES 2013	143.60	25.84	33.88	203.32
	1,291.16	774.04	413.02	2,478.22

ACCT # 1-005-004-05000-192

TOTAL DUE 07/2014	**2,478.22**
TOTAL DUE 08/2014	2,493.74
TOTAL DUE 09/2014	2,509.28
TOTAL DUE 10/2014	2,524.74

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	301.39	179.58	96.19	577.16
CITY OF KINGSVILLE	352.90	211.99	112.97	677.86
KINGSVILLE ISD	610.13	366.90	195.41	1,172.44
SOUTH TX WATER AUTH	26.74	15.57	8.45	50.76

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	33.52
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	37.90
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	68.35
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	3.83
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	143.60

ATTY DAT 03/22/2013

STATEMENT OF ALL TAXES DUE

ACCT # 1-005-004-05000-192
DATE 01/16/2015
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

3RD, BLOCK 4, LOT 5, 6

TOWN -
LOCATION 409 E NETTIE
ACRES - .160

Values

LAND MKT VALUE	3,500	IMPR/PERS MKT VAL	1,000
LAND AGR VALUE		MKT. BEFORE EXEMP	4,500
		LIMITED TXBL VAL	

EXEMPTIONS GRANTED: NONE SUIT NO. 7700C

MALDONADO MINERVA M

PO BOX 50004

DALLAS TX 75250-0004

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2007	316.97	304.28	124.25	745.50
TAXES 2008	181.53	152.48	66.81	400.82
TAXES 2009	180.52	129.96	62.08	372.56
TAXES 2010	186.74	112.05	59.75	358.54
TAXES 2011	140.36	67.36	41.55	249.27
TAXES 2012	141.44	50.92	38.48	230.84
TAXES 2013	143.60	34.46	35.61	213.67
TAXES 2014	143.61	.00	.00	143.61
	1,434.77	851.51	428.53	2,714.81

ACCT # 1-005-004-05000-192

TOTAL DUE 01/2015	**2,714.81**
TOTAL DUE 02/2015	2,740.41
TOTAL DUE 03/2015	2,758.77
TOTAL DUE 04/2015	2,777.07

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	334.91	197.66	99.81	632.38
CITY OF KINGSVILLE	390.80	233.16	117.21	741.17
KINGSVILLE ISD	678.48	403.51	202.73	1,284.72
SOUTH TX WATER AUTH	30.58	17.18	8.78	56.54

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	33.52
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	37.90
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	68.35
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	3.84
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	143.61

ATTY DAT 03/22/2013

Prop ID	Owner	%	Legal Description			Values		
12040	55907	100.00 R	**Geo: 100500328000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	3,500
GALVAN HERMELINDA G ETAL			3RD, BLOCK 3, LOT 28, 29		Imp NHS:	0	Prod Loss:	0
					Land HS:	0	Appraised:	3,500
322 W AVE B				Acres:	0.0000 Land NHS:	3,500	Cap:	0
KINGSVILLE, TX 78363-3719			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	3,500
			Situs: 310 E ELLA	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			3,500	0	3,500	0.842200	29.48

21307	18056	100.00 R	**Geo: 100500330002192**	Effective Acres: 0.000000	Imp HS:	0	Market:	31,030
ANDERSON MARY FRANCES			3RD, BLOCK 3, LOT 30-32		Imp NHS:	25,780	Prod Loss:	0
16780 JACKEL RD					Land HS:	0	Appraised:	31,030
VON ORMY, TX 78073-3512				Acres:	0.0000 Land NHS:	5,250	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	31,030
			Situs: 302 E ELLA TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			31,030	0	31,030	0.842200	261.33

25543	33974	100.00 R	**Geo: 100500401000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	46,770
LIRA ROLANDO			3RD, BLOCK 4, LOT 1, 2		Imp NHS:	43,270	Prod Loss:	0
420 W SLAUGHTER LN, APT					Land HS:	0	Appraised:	46,770
AUSTIN, TX 78748-1760				Acres:	0.0000 Land NHS:	3,500	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	46,770
			Situs: 401 E NETTIE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			46,770	0	46,770	0.842200	393.90

10251	33978	100.00 R	**Geo: 100500403000192**	Effective Acres: 0.000000	Imp HS:	29,510	Market:	33,010
RODRIGUEZ ANGELITA V			3RD, BLOCK 4, LOT 3, 4		Imp NHS:	0	Prod Loss:	0
5813 N BROADWAY ST					Land HS:	3,500	Appraised:	33,010
MCALLEN, TX 78504				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	33,010
			Situs: 405 E NETTIE	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS,OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			33,010	8,400	24,610	0.842200	207.27

11001	10903	100.00 R	**Geo: 100500405000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	4,500
MALDONADO MINERVA M			3RD, BLOCK 4, LOT 5, 6		Imp NHS:	1,000	Prod Loss:	0
PO BOX 50004					Land HS:	0	Appraised:	4,500
DALLAS, TX 75250-0004				Acres:	0.0000 Land NHS:	3,500	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	4,500
			Situs: 409 E NETTIE TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			4,500	0	4,500	0.842200	37.90

11792	32892	100.00 R	**Geo: 100500407000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	59,100
GUEVARA JULIO C			3RD, BLOCK 4, LOT 7, 8, 9		Imp NHS:	53,850	Prod Loss:	0
ETUX DIANA					Land HS:	0	Appraised:	59,100
2126 RIVERLAWN DR				Acres:	0.0000 Land NHS:	5,250	Cap:	0
KINGWOOD, TX 77339-2339			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	59,100
			Situs: 413 E NETTIE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			59,100	0	59,100	0.842200	497.74

21069	17909	100.00 R	**Geo: 100500410000192**	Effective Acres: 0.000000	Imp HS:	28,050	Market:	31,550
AMADOR SEFERINO			3RD, BLOCK 4, LOT 10, 11		Imp NHS:	0	Prod Loss:	0
417 E NETTIE AVE					Land HS:	3,500	Appraised:	31,550
KINGSVILLE, TX 78363-3834				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	31,550
			Situs: 417 E NETTIE	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS,OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			31,550	8,400	23,150	0.842200	194.97

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JULY 23, 2014

MINVERVA M MALDONADO
P.O. BOX 50004
DALLAS, TX 75250-0004

Re: 3RD, BLOCK 4, LOT 5, 6 409 E NETTIE

Dear Sir or Madam:

It has been determined that the structure at **409 E NETTIE** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

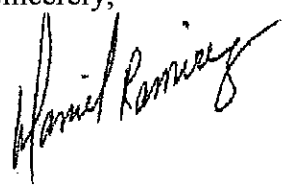
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

SEPTEMBER 25, 2014

MINERVA M MALDONADO
P.O. BOX 50004
DALLAS, TX 75250

Re: 3RD, BLOCK 4, LOT 5, 6 409 E NETTIE

Dear Sir or Madam:

It has been determined that the structure at **409 E NETTIE** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

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(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
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(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

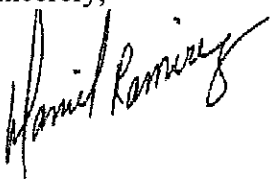
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

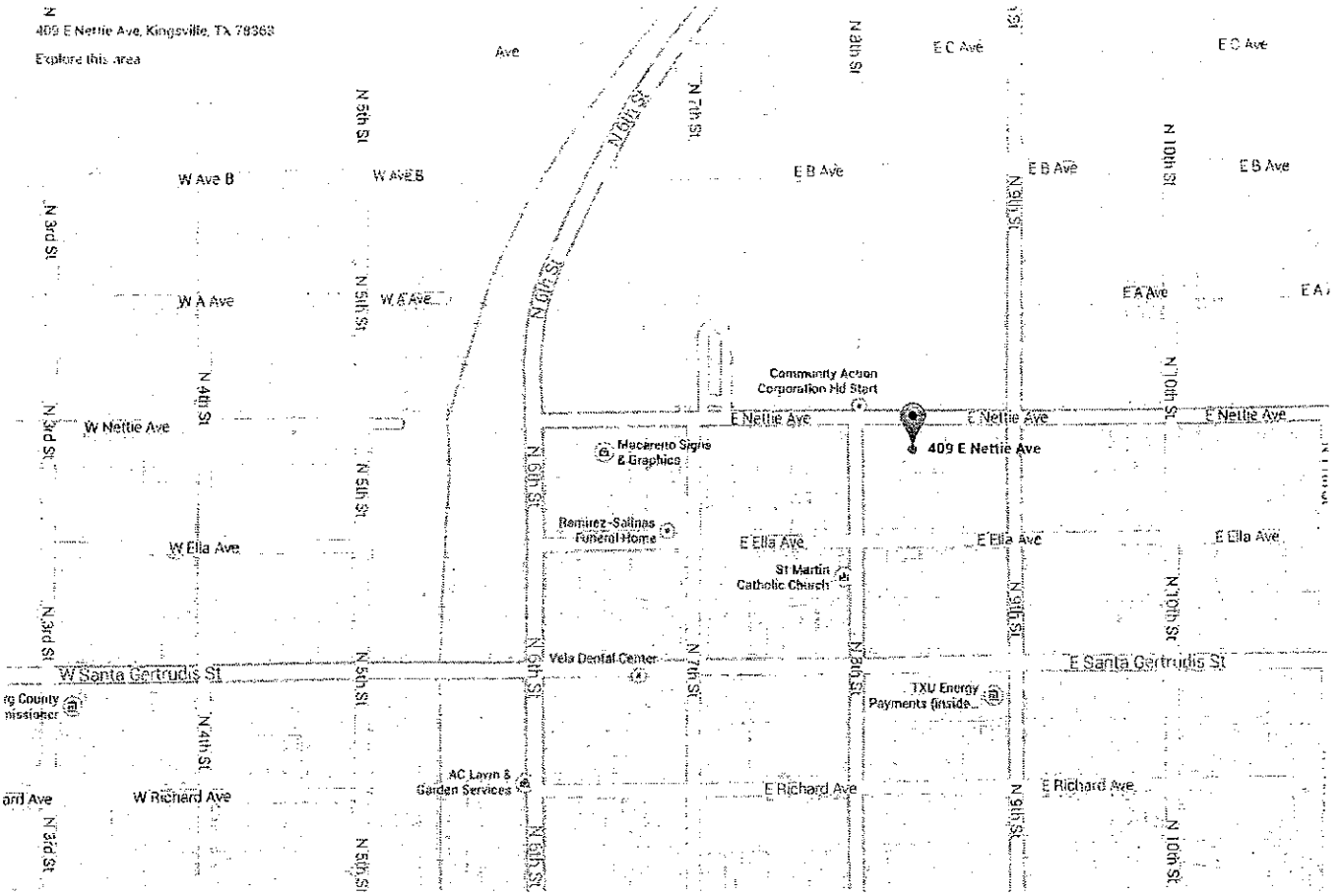
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure


409 E Nettie Ave, Kingsville, TX 78363
Explore this area
409 E Nettie Ave
E Nettie Ave
W Nettie Ave
E Ella Ave
W Ella Ave
E Santa Gertrudis St
W Santa Gertrudis St
E Richard Ave
W Richard Ave
W Ave B
E B Ave
W A Ave
E A Ave
E C Ave
N 5th St
N 7th St
N 9th St
N 10th St
N 3rd St
N 4th St
Community Action Corporation Hd Start
Macarello Signs & Graphics
Ramirez-Salinas Funeral Home
St Martin Catholic Church
Vela Dental Center
TXU Energy Payments (inside...
AC Lawn & Garden Services
Map data ©2014 Google 200 ft

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5829

JANUARY 28, 2015

MINERVA M MALDONDO
P.O. BOX 50004
DALLAS, TX 75250

Re: **HEARING FOR PROPERTY AT 409 E NETTIE**

Dear Sir or Madam:

On July 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **409 E NETTIE** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2015** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for MARCH 9, 2015.

The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

CITY OF KINGSVILLE

7011 0110 0000 4433 3424

CORPUS CHRISTI
TX 784 1 L
28 JUL 2014 PM

78364

$06.48²

Minerva M Maldonado
P O Box 50004

MIXIE 750 4E 1009 2208/02/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

*0488-17060-28-41

75250$9999

CERTIFIED MAIL

CITY OF KINGSVILLE

7011 1570 0003 3833 1100

78364

$06.48²

RETURNED TO SENDER
NO SUCH NUMBER

Minerva M. Maldonado
P.O Box 50004
Dallas, Tx 75250

160.2

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 38 post
25 JUL 2014 PM 2 08/25/2014

Minvera M. Maldondo
P. O. Box 50004

NIXIE 750 52 1009 0007/30/14

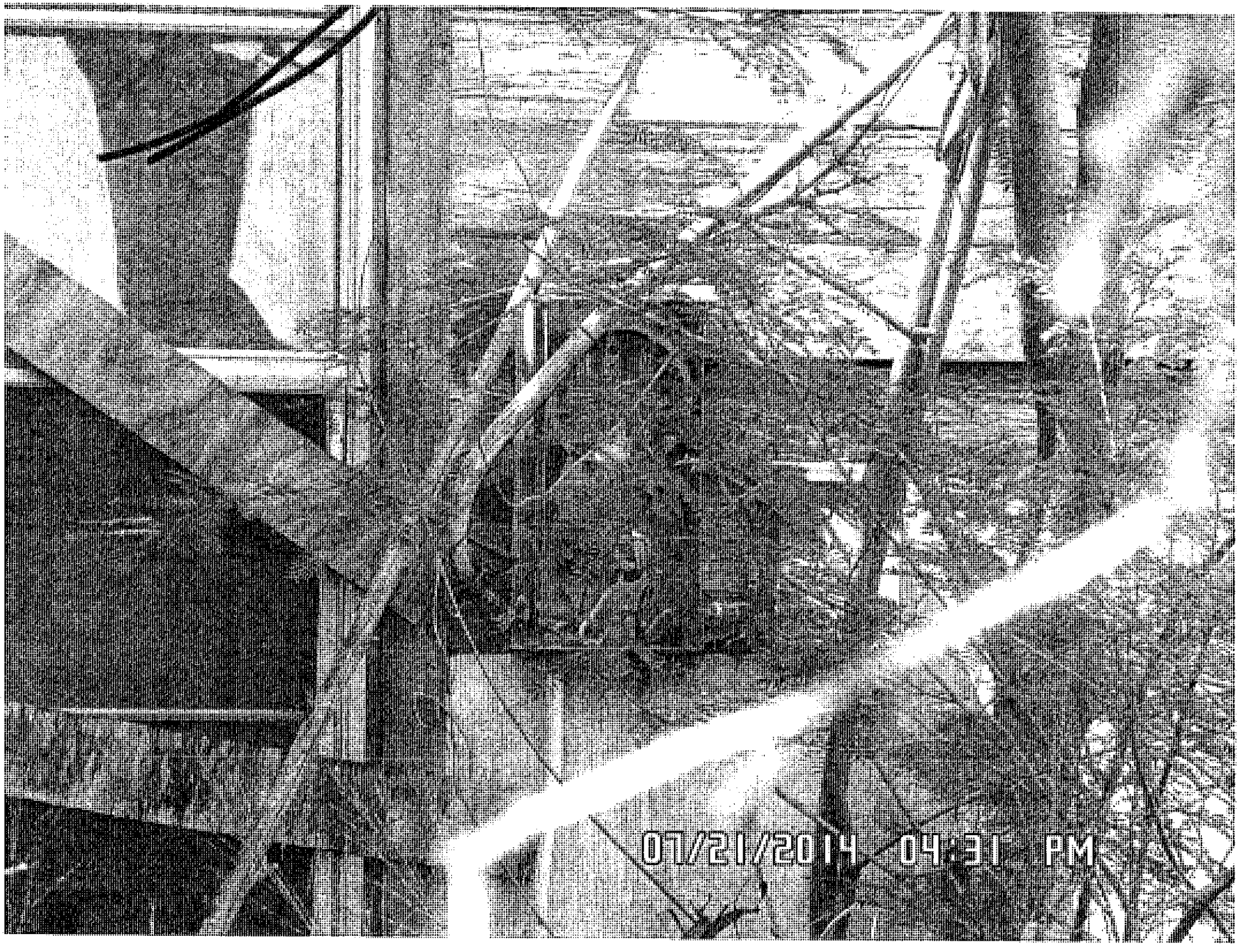
RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 78364145858 *0588-05821-25-40

7525037888 @1458

07/21/2014 04:31 PM

07/21/2014 04:31 PM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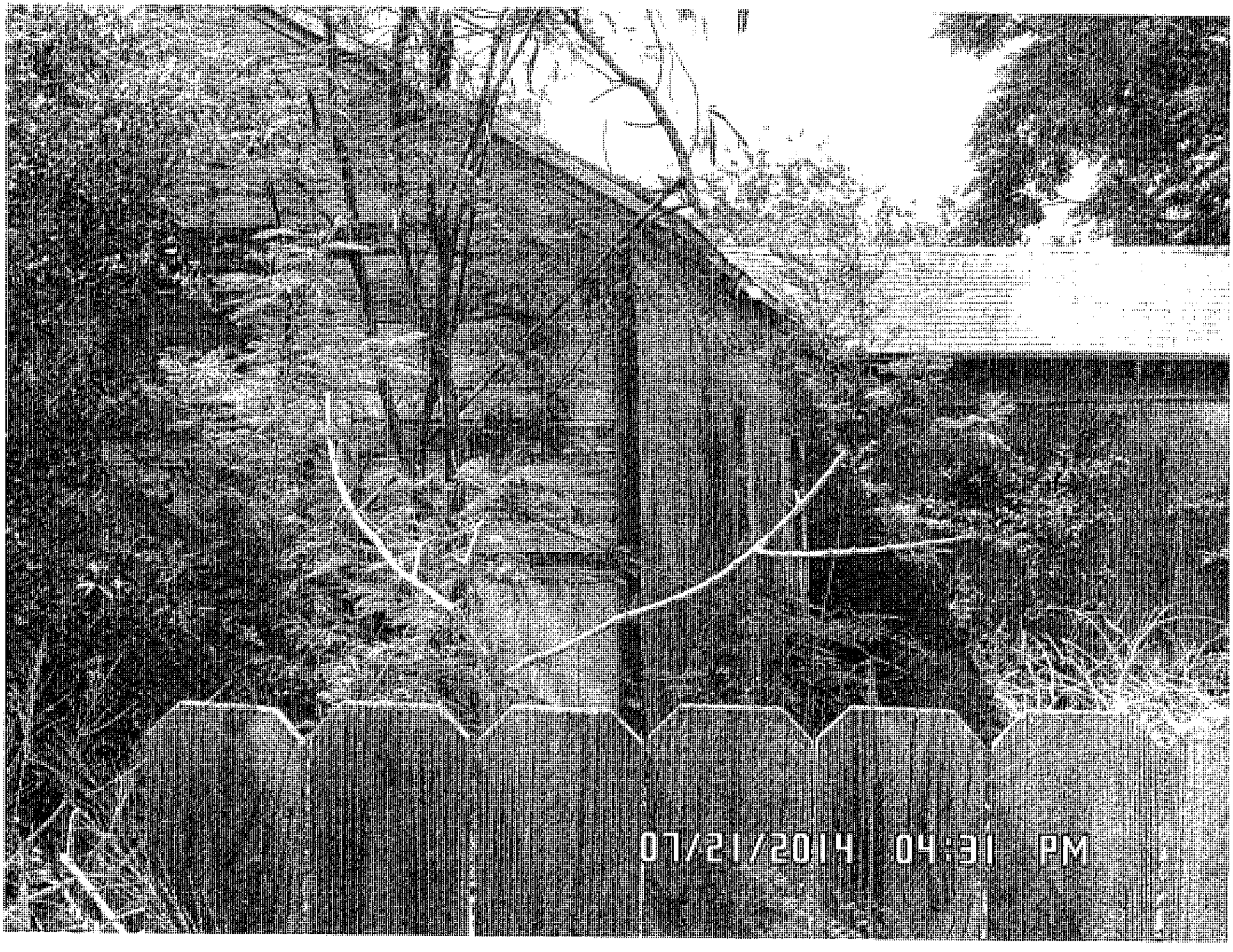
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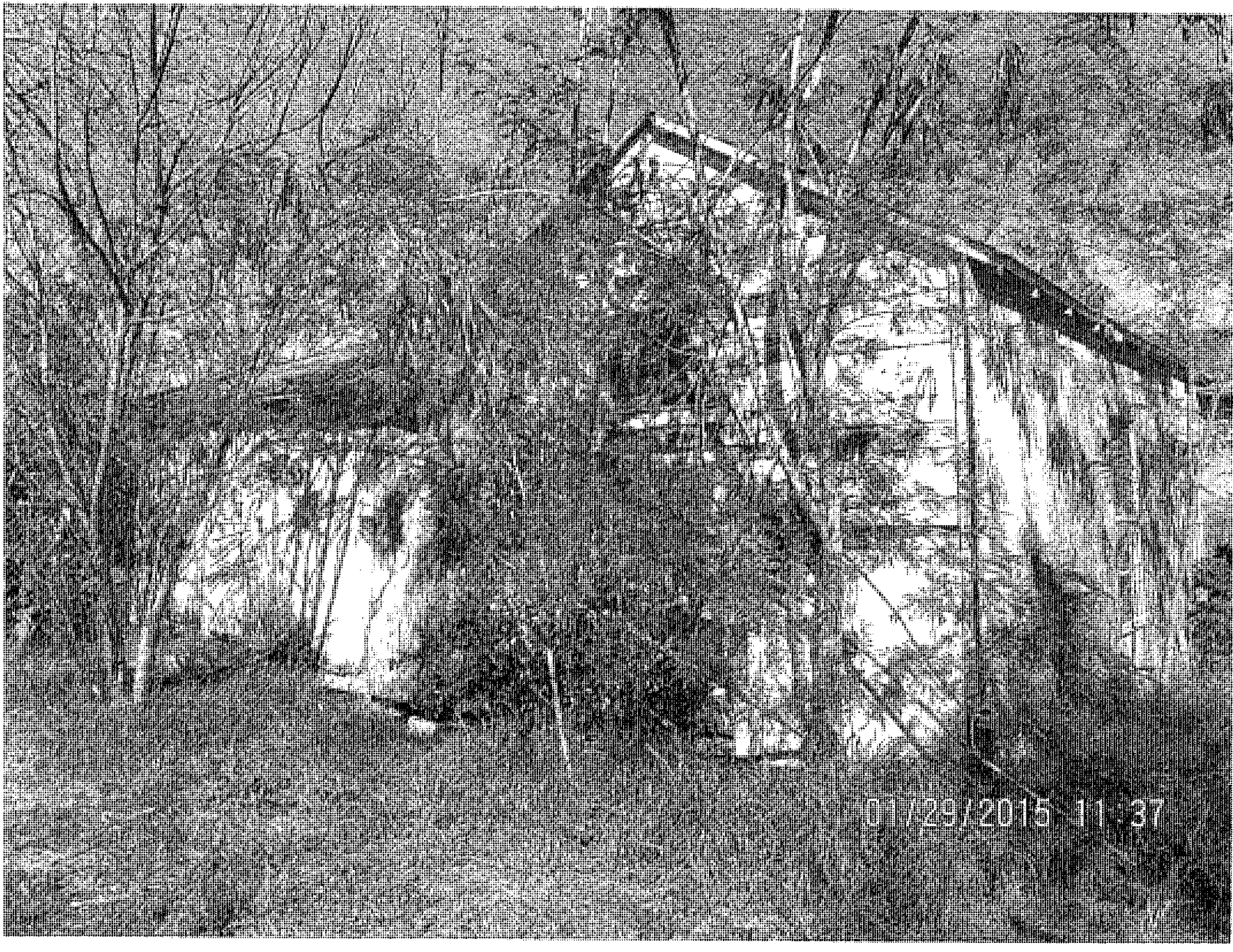
07/21/2014 04:32 PM

01/23/2015 11:36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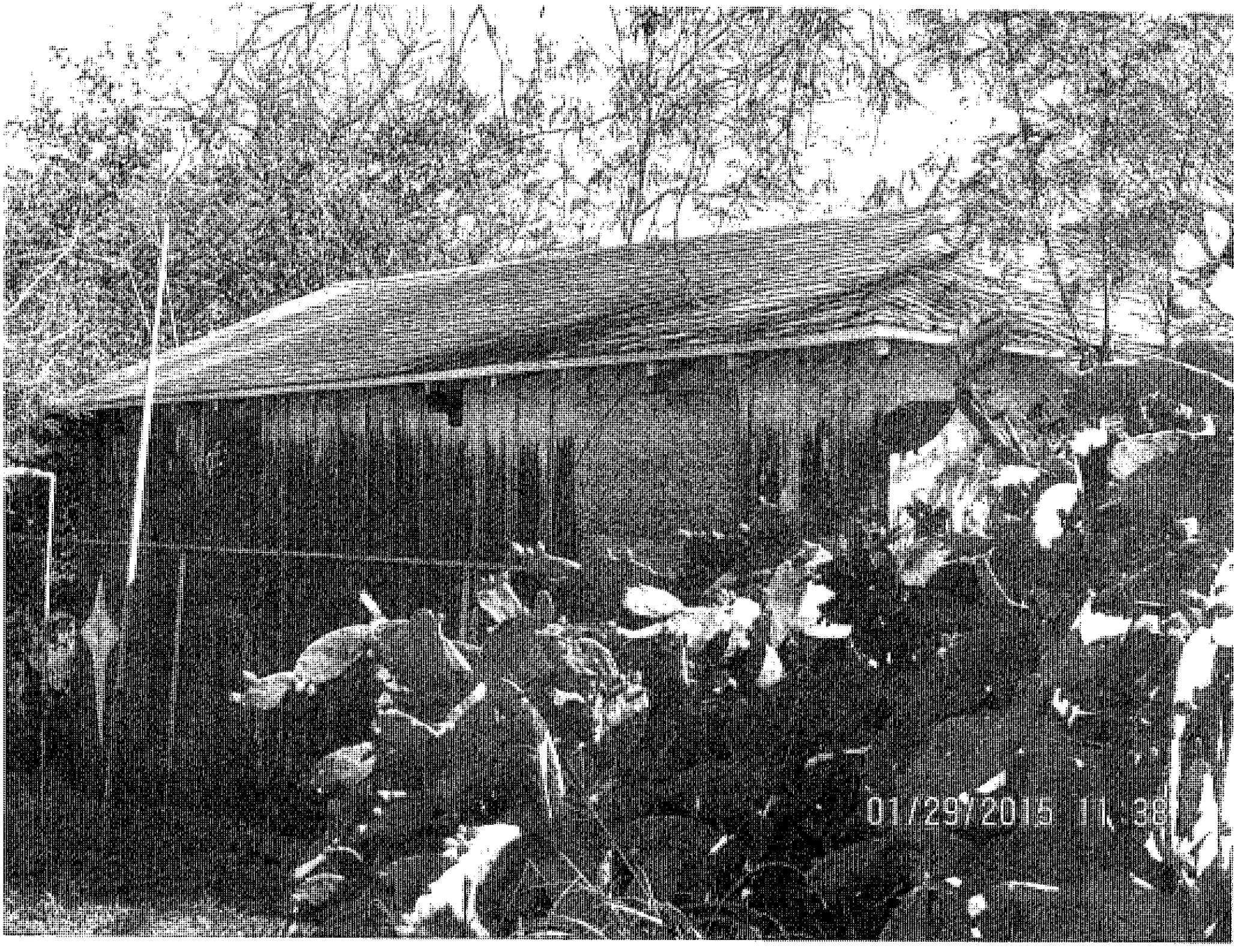
01/20/2015 11:37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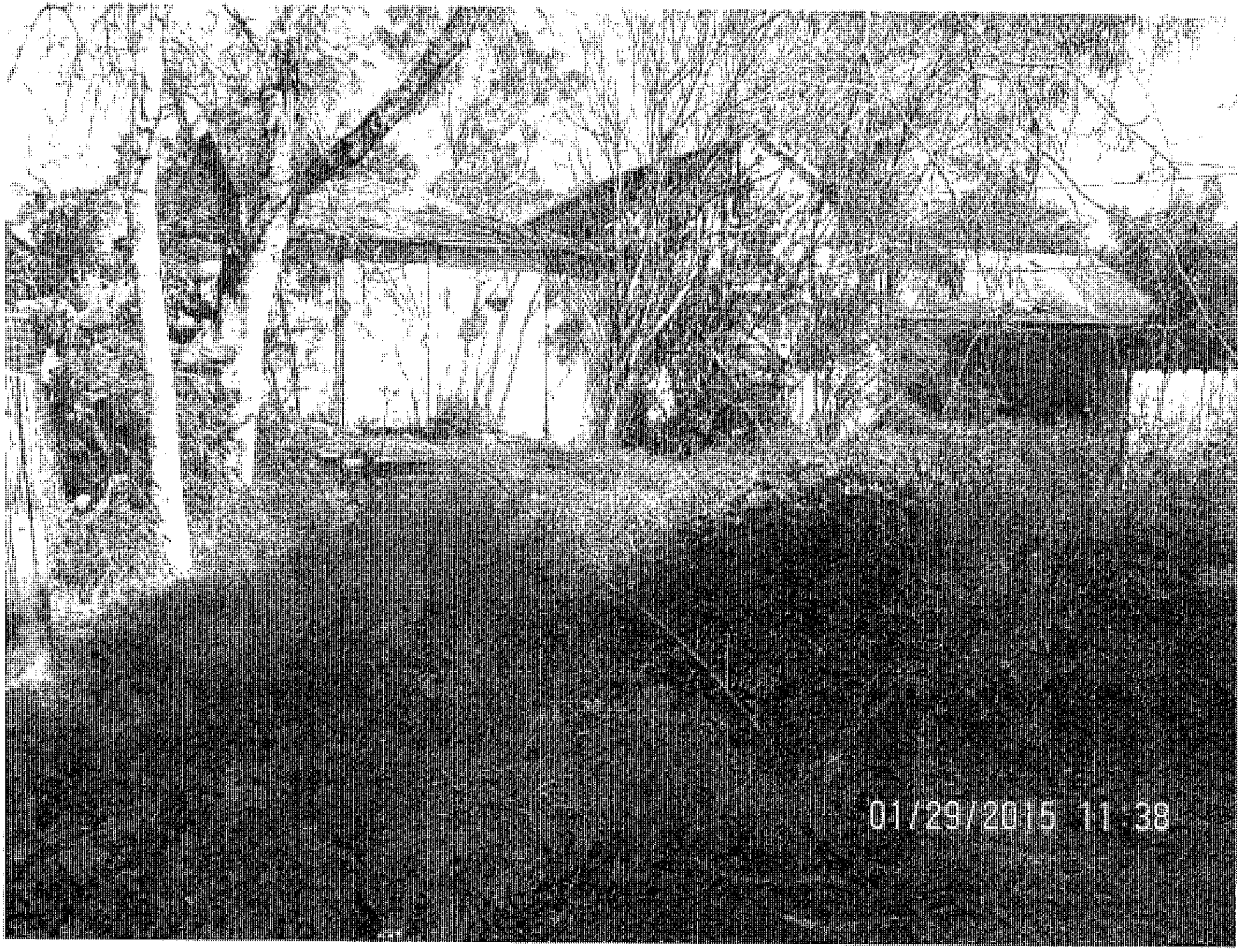

01/29/2015 11:38

CITY OF KINGSVILLE, TEXAS

NOTICE

THIS NOTICE IS TO ADVISE PROPERTY OWNERS THAT THE CITY COUNCIL WILL CONSIDER CONDEMNATION

OF 409 [illegible] ON

March 4, 2015

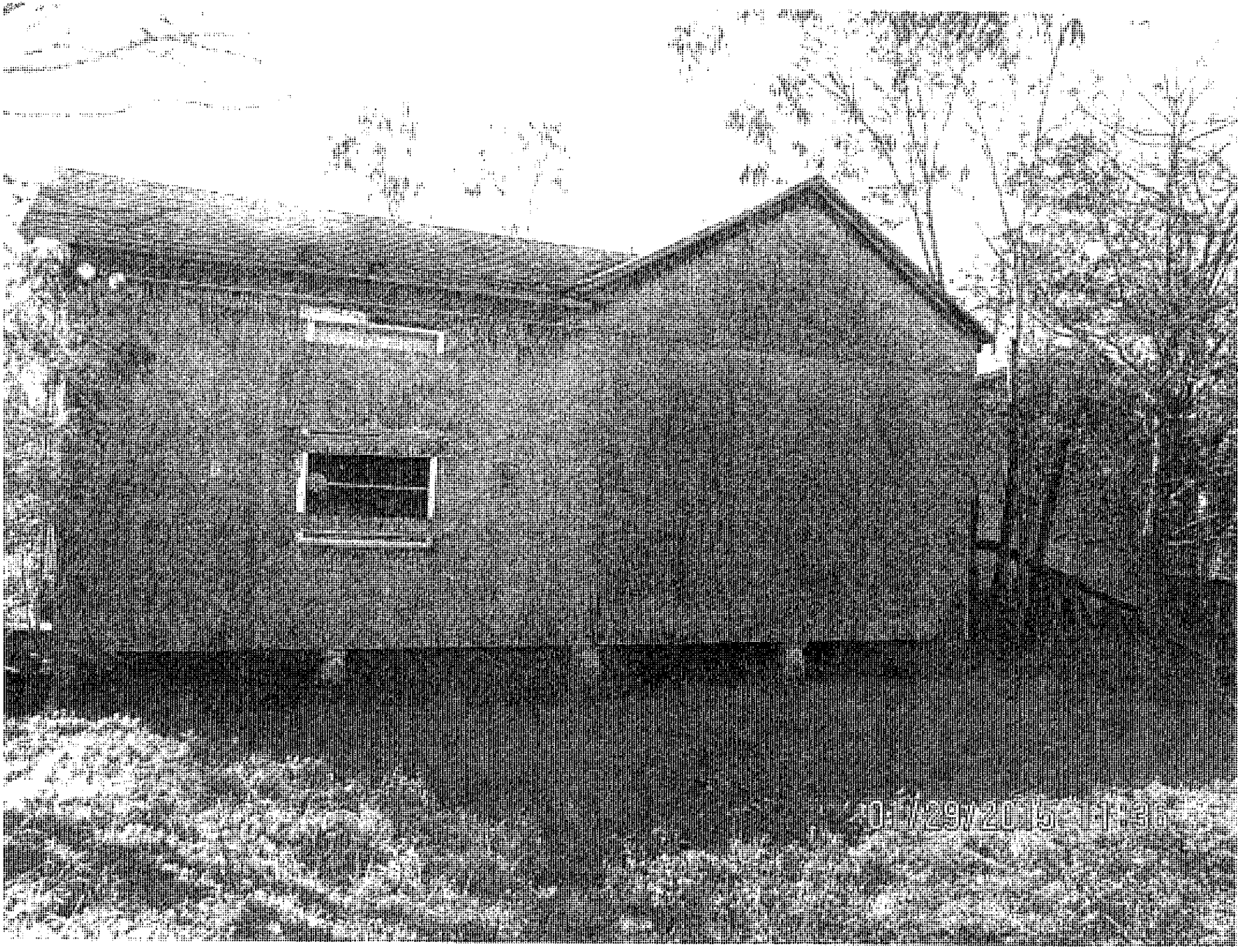
BY ORDER OF: BUILDING OFFICIAL

DEFACEMENT OR REMOVAL of this Notice or any reports and/or alterations of this structure without express permission of the BUILDING DEPARTMENT, CITY OF KINGSVILLE constitutes a misdemeanor and is punishable by a Fine of Twenty Hundred ($200.00) Dollars

CONTRACT THE Building Department
[illegible] EAST [illegible]
[illegible]

4/24/15

01/29/2015 11:36



PUBLIC HEARING #3

CITY OF KINGSVILLE
P.O. BOX 1458
KINGSVILLE, TX 78364

508 S. 2ND.		INSPECTOR DANIEL RAMIREZ
LEGAL DESCRIPTION 2ND.	BLOCK 2	LOT S/2 1-2
OWNER NAME 8 SISTERS 2 BROTHERS	OWNER'S ADDRESS P.O. BOX 3396	CITY/STATE/ZIP SANTA CLARA, CA. 95055

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,B,D,OU,	1,2,3
Yard						
Condition				X	N/A CONCRETE SLAB	
Utilities						
Electric				X	MI	
Gas				X	MI	
Water				X	MI	
Roof						
Covering			X		H,B,D,OU	
Walls						
Exterior			X		H,B,D,OU	
Interior			X		H,B,D,OU	
Ceilings			X		H,B,D,OU	
Windows/Doors						
Secured			X		I, OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		B, OU,H	
Interior			X		B, OU,H	
Plumbing				X	MI	
Electrical				X		

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 08/31/2004

SIGNATURE: Daniel H. Ramirez DATE: 11-7-13

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE
P.O. BOX 1458
KINGSVILLE, TX 78364

508 S. 2ND.		INSPECTOR DANIEL RAMIREZ
LEGAL DESCRIPTION 2ND.	BLOCK 2	LOT S/2 1-2
OWNER NAME 8 SISTERS 2 BROTHERS	OWNER'S ADDRESS P.O. BOX 3396	CITY/STATE/ZIP SANTA CLARA, CA. 95055

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,B,D,OU,	1,2,3
Yard						
Condition				X	N/A CONCRETE SLAB	
Utilities						
Electric				X	MI	
Gas				X	MI	
Water				X	MI	
Roof						
Covering			X		H,B,D,OU	
Walls						
Exterior			X		H,B,D,OU	
Interior			X		H,B,D,OU	
Ceilings			X		H,B,D,OU	
Windows/Doors						
Secured			X		I, OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		B, OU,H	
Interior			X		B, OU,H	
Plumbing				X	MI	
Electrical				X		

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

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SIGNATURE: Daniel H. Ramirez DATE: 05/21/2014

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE
P.O. BOX 1458
KINGSVILLE, TX 78364

I 508 S. 2ND.		INSPECTOR DANIEL RAMIREZ
LEGAL DESCRIPTION 2ND.	BLOCK 2	LOT S/2 1-2
OWNER NAME 8 SISTERS 2 BROTHERS	OWNER'S ADDRESS P.O. BOX 3396	CITY/STATE/ZIP SANTA CLARA, CA. 95055

PROPERTY CONDITION REPORT

PICTURES TAKEN:	Y OR N Y	ACCEPTABLE YES	 NO	 N/A	REASON CODE	COMMENT CODES
Building						
Condition			X		H,B,D,OU,	1,2,3
Yard						
Condition				X	N/A CONCRETE SLAB	
Utilities						
Electric				X	MI	
Gas				X	MI	
Water				X	MI	
Roof						
Covering			X		H,B,D,OU	
Walls						
Exterior			X		H,B,D,OU	
Interior			X		H,B,D,OU	
Ceilings			X		H,B,D,OU	
Windows/Doors						
Secured			X		I, OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		B, OU,H	
Interior			X		B, OU,H	
Plumbing				X	MI	
Electrical				X		

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
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SIGNATURE: Daniel H. Ramirez DATE: 1-28-15

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 528 S 2nd
Property Owner: Kleberg County Trustee
Owner's Address: P. O. Box 1459 Kingsville Tx 78363
Phone: _____
Phone: _____
Fax: _____

PLANNED DATE	ACTUAL DATE	ACTION
☐ 11-7-13	11-7-13	1. Identify structure unfit for human habitation.
☐ 11-7-13	11-7-13	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
☐ 11-7-13	11-7-13	☐ b. Photograph property with date stamp.
		3. Determine ownership from county assessment & tax collection record.
☐ 11-7-13	11-7-13	4. Obtain legal description.
☐ 11-7-13	11-7-13	
		5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 11-7-13	11-7-13	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
Insp. 5-21-2014	5-21-2014	
March 13, 2013	March 13-19	
☐ 1-22-14	1-24-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 1-28-15	1-28-15	8. If response is not received or is not adequate, proceed as follows:
☐ 1-28-15	1-28-15	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 1-28-15	1-28-15	1) Post affidavit in newspaper twice a week for one week
☐ 1-28-15	1-28-15	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐	_____	11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐	1-30-15	12. Photograph posted sign with date stamp.
☐	1-28-15	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
		☐ d. Pre-condemnation notice
		☐ e. Condemnation resolution
☐	1-28-15	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐	_____	15. City Council adopts condemnation resolution.
☐	_____	16. File Notice of Condemnation with the County Clerk.
☐	_____	17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐	_____	18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐	_____	19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐	_____	20. Photograph posted notice with date stamp.
☐	_____	21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐	_____	22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐	_____	23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

CONDEMNATION CHECKLIST

Property Address: 508 S 2Nd ST Phone: _____

Property Owner: 8 Sisters 2 Brothers Phone: _____

Owner's Address: P.O. Box 3396 Fax: _____
Santa Clara CA 95055

PLANNED DATE	ACTUAL DATE	ACTION
☐ 11-7-13	11-7-13	1. Identify structure unfit for human habitation.
☐ 11-7-13	11-7-13	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 11-7-13	11-7-13	3. Determine ownership from county assessment & tax collection record.
☐ 11-7-13	11-7-13	4. Obtain legal description.
☐ 11-7-13	11-7-13	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 11-7-13	11-7-13	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
Inspect 5-21-14	5-21-14	
March 13, 2013	March 13, 2013	
☐ 1-22-14	1-22-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 1-28-15	1-28-15	8. If response is not received or is not adequate, proceed as follows:
☐ 1-28-15	1-28-15	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 1-28-15	1-28-15	1) Post affidavit in newspaper twice a week for one week
☐ 1-28-15	1-28-15	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐	_____	_____
☐	1-30-15	1-30-15
☐	1-28-15	1-26-15
☐	1-28-15	1-28-15
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____

11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
12. Photograph posted sign with date stamp.
13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
    - ☐ a. Location Map
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☐ g. Any documentation miscellaneous costs

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Prop ID	Owner	%	Legal Description			Values		
13773	32867	100.00 R	Geo: 100400127000192	Effective Acres: 0.000000	Imp HS:	20,460	Market:	21,460
CRAIG LOIS MARIE			2ND, BLOCK 1, LOT 27, 28		Imp NHS:	0	Prod Loss:	0
524 W FORDYCE AVE					Land HS:	1,000	Appraised:	21,460
KINGSVILLE, TX 78363-5346				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	21,460
			Situs: 524 W FORDYCE	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			21,460	0	21,460	0.842200	180.74

Prop ID	Owner	%	Legal Description			Values		
14569	31748	100.00 R	Geo: 100400129000192	Effective Acres: 0.000000	Imp HS:	0	Market:	6,260
BAZAN GLENDA			2ND, BLOCK 1, LOT 29, 30		Imp NHS:	5,260	Prod Loss:	0
225 BIRCHWOOD DR					Land HS:	0	Appraised:	6,260
KINGSVILLE, TX 76363-7523				Acres:	0.0000 Land NHS:	1,000	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	6,260
			Situs: 526 W FORDYCE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			6,260	0	6,260	0.842200	52.72

Prop ID	Owner	%	Legal Description			Values		
15354	14168	100.00 R	Geo: 100400131000192	Effective Acres: 0.000000	Imp HS:	34,330	Market:	34,830
FERGUSON GRATIA			2ND, BLOCK 1, LOT 31, "DP TAX DEFERRAL 2010"		Imp NHS:	0	Prod Loss:	0
4541 WESTBRIAR LN					Land HS:	500	Appraised:	34,830
GRAND PRAIRIE, TX 75052-354				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	34,830
			Situs: 528 W FORDYCE	Mtg Cd:	Prod Mkt:	0	Exemptions:	DP,HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			34,830	0	34,830	0.842200	293.34

Prop ID	Owner	%	Legal Description			Values		
23698	19476	100.00 R	Geo: 100400132000192	Effective Acres: 0.000000	Imp HS:	0	Market:	500
FERGUSON EDNA E			2ND, BLOCK 1, LOT 32		Imp NHS:	0	Prod Loss:	0
4541 WESTBRIAR LN					Land HS:	0	Appraised:	500
GRAND PRAIRIE, TX 75052-354				Acres:	0.0000 Land NHS:	500	Cap:	0
			State Codes: C	Map ID:	PLAT Prod Use:	0	Assessed:	500
			Situs: 530 W FORDYCE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			500	0	500	0.842200	4.21

Prop ID	Owner	%	Legal Description			Values		
10262	13270	100.00 R	Geo: 100400201000192	Effective Acres: 0.000000	Imp HS:	0	Market:	11,170
KLEBERG COUNTY TRUSTEE			2ND, BLOCK 2, LOT N/2 1-2, "E X E M P T"		Imp NHS:	10,670	Prod Loss:	0
PO BOX 1457					Land HS:	0	Appraised:	11,170
KINGSVILLE, TX 78364-1457				Acres:	0.0000 Land NHS:	500	Cap:	0
			State Codes: X	Map ID:	PLAT Prod Use:	0	Assessed:	11,170
			Situs: 508 S 2ND ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	EX
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			11,170	11,170	0	0.842200	0.00

Prop ID	Owner	%	Legal Description			Values		
31586	13270	100.00 R	Geo: 100400201010192	Effective Acres: 0.000000	Imp HS:	0	Market:	3,220
KLEBERG COUNTY TRUSTEE			2ND, BLOCK 2, LOT S/2 1-2, "E X E M P T"		Imp NHS:	2,720	Prod Loss:	0
PO BOX 1457					Land HS:	0	Appraised:	3,220
KINGSVILLE, TX 78364-1457				Acres:	0.0000 Land NHS:	500	Cap:	0
			State Codes: X	Map ID:	PLAT Prod Use:	0	Assessed:	3,220
			Situs: 508 S 2ND ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	EX
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			3,220	3,220	0	0.842200	0.00

Prop ID	Owner	%	Legal Description			Values		
11012	41746	100.00 R	Geo: 100400203000192	Effective Acres: 0.000000	Imp HS:	21,740	Market:	22,740
WICKHAM KEVIN			2ND, BLOCK 2, LOT 3, 4		Imp NHS:	0	Prod Loss:	0
PO BOX 66					Land HS:	1,000	Appraised:	22,740
KINGSVILLE, TX 78364-0066				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	22,740
			Situs: 425 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			22,740	0	22,740	0.842200	191.52

Prop ID	Owner	%	Legal Description			Values		
23698	19476	100.00 R	Geo: 100400132000192	Effective Acres: 0.000000	Imp HS:	0	Market:	500
FERGUSON EDNA E			2ND, BLOCK 1, LOT 32		Imp NHS:	0	Prod Loss:	0
4541 WESTBRIAR LN					Land HS:	0	Appraised:	500
GRAND PRAIRIE, TX 75052-354				Acres:	0.0000 Land NHS:	500	Cap:	0
			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	500
			Situs: 530 W FORDYCE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			500	0	500	0.842200	4.21

10262	13270	100.00 R	Geo: 100400201000192	Effective Acres: 0.000000	Imp HS:	0	Market:	660
KLEBERG COUNTY TRUSTEE			2ND, BLOCK 2, LOT N/2 1-2, "E X E M P T"		Imp NHS:	0	Prod Loss:	0
PO BOX 1457					Land HS:	0	Appraised:	660
KINGSVILLE, TX 78364-1457				Acres:	0.0000 Land NHS:	660	Cap:	0
			State Codes: X	Map ID:	PLAT Prod Use:	0	Assessed:	660
			Situs: 508 S 2ND ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	EX
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			660	660	0	0.842200	0.00

31586	57966	100.00 R	Geo: 100400201010192	Effective Acres: 0.000000	Imp HS:	0	Market:	3,380
8 SISTERS 2 BROTHERS			2ND, BLOCK 2, LOT S/2 1-2		Imp NHS:	2,720	Prod Loss:	0
PO BOX 3396					Land HS:	0	Appraised:	3,380
SANTA CLARA, CA 95055				Acres:	0.0000 Land NHS:	660	Cap:	0
			State Codes: F1	Map ID:	PLAT Prod Use:	0	Assessed:	3,380
			Situs: 508 S 2ND ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			3,380	0	3,380	0.842200	28.47

11012	41746	100.00 R	Geo: 100400203000192	Effective Acres: 0.000000	Imp HS:	21,740	Market:	22,740
WICKHAM KEVIN			2ND, BLOCK 2, LOT 3, 4		Imp NHS:	0	Prod Loss:	0
PO BOX 66					Land HS:	1,000	Appraised:	22,740
KINGSVILLE, TX 78364-0066				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	22,740
			Situs: 425 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			22,740	0	22,740	0.842200	191.52

11799	41746	100.00 R	Geo: 100400205000192	Effective Acres: 0.000000	Imp HS:	0	Market:	1,400
WICKHAM KEVIN			2ND, BLOCK 2, LOT 5, 6		Imp NHS:	400	Prod Loss:	0
PO BOX 66					Land HS:	0	Appraised:	1,400
KINGSVILLE, TX 78364-0066				Acres:	0.0000 Land NHS:	1,000	Cap:	0
			State Codes: F1	Map ID:	PLAT Prod Use:	0	Assessed:	1,400
			Situs: 421 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			1,400	0	1,400	0.842200	11.79

12605	12172	100.00 R	Geo: 100400207000192	Effective Acres: 0.000000	Imp HS:	0	Market:	1,000
CABELLO ARMANDO			2ND, BLOCK 2, LOT 7, 8		Imp NHS:	0	Prod Loss:	0
% LUCIA F TANGUMA					Land HS:	0	Appraised:	1,000
622 AIRPORT RD				Acres:	0.0000 Land NHS:	1,000	Cap:	0
CORPUS CHRISTI, TX 78405-31			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	1,000
			Situs: 419 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			1,000	0	1,000	0.842200	8.42

13390	53119	100.00 R	Geo: 100400209000192	Effective Acres: 0.000000	Imp HS:	0	Market:	18,560
BROOKS SHYLAR DEMOND			2ND, BLOCK 2, LOT 9, 10, 11		Imp NHS:	17,060	Prod Loss:	0
333 ALEXANDER AVE					Land HS:	0	Appraised:	18,560
KINGSVILLE, TX 78363-6721				Acres:	0.0000 Land NHS:	1,500	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	18,560
			Situs: 411 W HUISACHE TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			18,560	0	18,560	0.842200	156.31

Prop ID	Owner	%	Legal Description			Values		
23698	19476	100.00 R	Geo: 100400132000192	Effective Acres: 0.000000	Imp HS:	0	Market:	500
FERGUSON EDNA E			2ND, BLOCK 1, LOT 32		Imp NHS:	0	Prod Loss:	0
4541 WESTBRIAR LN					Land HS:	0	Appraised:	500
GRAND PRAIRIE, TX 75052-354				Acres:	0.0000 Land NHS:	500	Cap:	0
			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	500
			Situs: 530 W FORDYCE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			500	0	500	0.842200	4.21

10262	13270	100.00 R	Geo: 100400201000192	Effective Acres: 0.000000	Imp HS:	0	Market:	660	
KLEBERG COUNTY TRUSTEE			2ND, BLOCK 2, LOT N/2 1-2, "E X E M P T"		Imp NHS:	0	Prod Loss:	0	
PO BOX 1457					Land HS:	0	Appraised:	660	
KINGSVILLE, TX 78364-1457				Acres:	0.0000 Land NHS:	660	Cap:	0	
			State Codes: X	Map ID:	PLAT Prod Use:	0	Assessed:	660	
			Situs: 508 S 2ND ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	EX	
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			660	660	0	0.842200	0.00

31586	57966	100.00 R	Geo: 100400201010192	Effective Acres: 0.000000	Imp HS:	0	Market:	3,380	
8 SISTERS 2 BROTHERS			2ND, BLOCK 2, LOT S/2 1-2		Imp NHS:	2,720	Prod Loss:	0	
PO BOX 3396					Land HS:	0	Appraised:	3,380	
SANTA CLARA, CA 95055				Acres:	0.0000 Land NHS:	660	Cap:	0	
			State Codes: F1	Map ID:	PLAT Prod Use:	0	Assessed:	3,380	
			Situs: 508 S 2ND ST TX	Mtg Cd:	Prod Mkt:	0	Exemptions:		
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			3,380	0	3,380	0.842200	28.47

11012	41746	100.00 R	Geo: 100400203000192	Effective Acres: 0.000000	Imp HS:	21,740	Market:	22,740	
WICKHAM KEVIN			2ND, BLOCK 2, LOT 3, 4		Imp NHS:	0	Prod Loss:	0	
PO BOX 66					Land HS:	1,000	Appraised:	22,740	
KINGSVILLE, TX 78364-0066				Acres:	0.0000 Land NHS:	0	Cap:	0	
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	22,740	
			Situs: 425 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS	
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			22,740	0	22,740	0.842200	191.52

11799	41746	100.00 R	Geo: 100400205000192	Effective Acres: 0.000000	Imp HS:	0	Market:	1,400	
WICKHAM KEVIN			2ND, BLOCK 2, LOT 5, 6		Imp NHS:	400	Prod Loss:	0	
PO BOX 66					Land HS:	0	Appraised:	1,400	
KINGSVILLE, TX 78364-0066				Acres:	0.0000 Land NHS:	1,000	Cap:	0	
			State Codes: F1	Map ID:	PLAT Prod Use:	0	Assessed:	1,400	
			Situs: 421 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:		
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			1,400	0	1,400	0.842200	11.79

12605	12172	100.00 R	Geo: 100400207000192	Effective Acres: 0.000000	Imp HS:	0	Market:	1,000	
CABELLO ARMANDO			2ND, BLOCK 2, LOT 7, 8		Imp NHS:	0	Prod Loss:	0	
% LUCIA F TANGUMA					Land HS:	0	Appraised:	1,000	
622 AIRPORT RD				Acres:	0.0000 Land NHS:	1,000	Cap:	0	
CORPUS CHRISTI, TX 78405-31			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	1,000	
			Situs: 419 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:		
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			1,000	0	1,000	0.842200	8.42

13390	53119	100.00 R	Geo: 100400209000192	Effective Acres: 0.000000	Imp HS:	0	Market:	18,560	
BROOKS SHYLAR DEMOND			2ND, BLOCK 2, LOT 9, 10, 11		Imp NHS:	17,060	Prod Loss:	0	
333 ALEXANDER AVE					Land HS:	0	Appraised:	18,560	
KINGSVILLE, TX 78363-6721				Acres:	0.0000 Land NHS:	1,500	Cap:	0	
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	18,560	
			Situs: 411 W HUISACHE TX	Mtg Cd:	Prod Mkt:	0	Exemptions:		
				DBA:					

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			18,560	0	18,560	0.842200	156.31

KLEBERG COUNTY APPRAISAL DISTRICT
PROPERTY 10262 R
Legal Description
2ND, BLOCK 2, LOT N/2 1-2, "E X E M P T"

OWNER ID
13270

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2012
KLEBERG COUNTY TRUSTEE
PO BOX 1457
KINGSVILLE, TX 78364-1457

Entities	
CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values		
IMPROVEMENTS		10,670
LAND MARKET	+	500
MARKET VALUE	=	11,170
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	11,170
HS CAP LOSS	-	0
ASSESSED VALUE	=	11,170

Ref ID2: R10262
100400201000192 Map ID PLAT

ACRES:
EFF. ACRES:

SITUS 508 S 2ND ST TX

APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	LR
TOPOGRAPHY	LAST APPR. YR	2011
ROAD ACCESS PC	LAST INSP. DATE	04/06/2011
ZONING	NEXT INSP. DATE	
NEXT REASON		

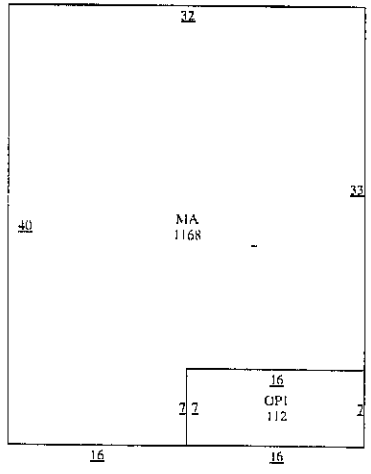
REMARKS FOR '11 ADJ PHYS TO 50% PER APR LR 4/6/11
4/17/11 MMG -- FOR 2008 ADD 2007 NBHD CDS
BACK ONTO IMPS PER REMOVED IN ERROR
PER LR 5/9/09 JO -- FOR 2008 REMOVE NBHD

BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
08/12/2011	*****	DONE DEALS INC	SHF / 456 / 305
10/11/2000	*****	MEKORD DALE	SPWD / 204 / 385
04/05/2000	*****	KLEBERG COUNTY TTXRS	/ 194 / 835

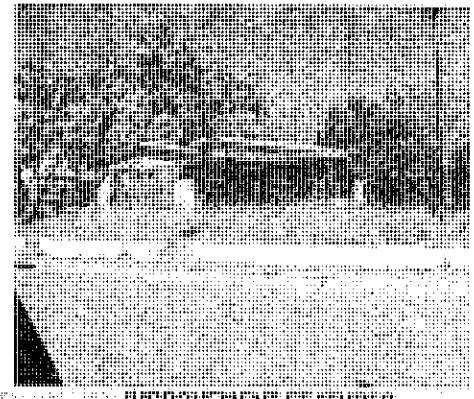
SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

EX	TOTAL EXEMPTION

PICTURE



SUBD: S004 100.00% NBHD:

IMPROVEMENT INFORMATION

#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF3/	1,168.0	42.09	1	1969	1969	A	52,390	50%	50%	100%	100%	100%	0.25	13,100
	OP1	OPEN PORCH B	R	*/	112.0	8.42	1	1969	1969	A	940	50%	50%	100%	100%	100%	0.25	240
1.	RESIDENTIAL		STCD: X3		1,280.0	Homesite: N					53,330							13,340
																	0.80	10,670

IMPROVEMENT FEATURES

Heating/Cooling	1	CF3	3,224
Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT6,RM3	0
Flooring	1	FL7	0
Plumbing	1	1	0
			3,224

SUBD: S004 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	X3 EXEMPT - COUNTY		SPECIAL	X3	N	FF	50X70	20.00	1,000	0.50	1.00	A	500	NO			0.00	0
Comment: F: 50.0 R: 50.0 D: 70 FF													500					0

Effective Date of Appraisal: January 1 Date Printed: 05/30/2012 11:52:34AM by VICKI

True Automation, Inc.

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY 31586 R 11/30/2005

Legal Description
2ND, BLOCK 2, LOT S/2 1-2, "E X E M P T"

OWNER ID
13270

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2012
KLEBERG COUNTY TRUSTEE
PO BOX 1457
KINGSVILLE, TX 78364-1457

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		2,720
LAND MARKET	+	500
MARKET VALUE	=	3,220
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	3,220
HS CAP LOSS	-	0
ASSESSED VALUE	=	3,220

Ref ID2: R31586
100400201019192 Map ID PLAT

ACRES:
EFF. ACRES:

SITUS 508 S 2ND ST TX

APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	LR
TOPOGRAPHY	LAST APPR. YR	2011
ROAD ACCESS PC	LAST INSP. DATE	04/06/2011
ZONING	NEXT INSP. DATE	
NEXT REASON		

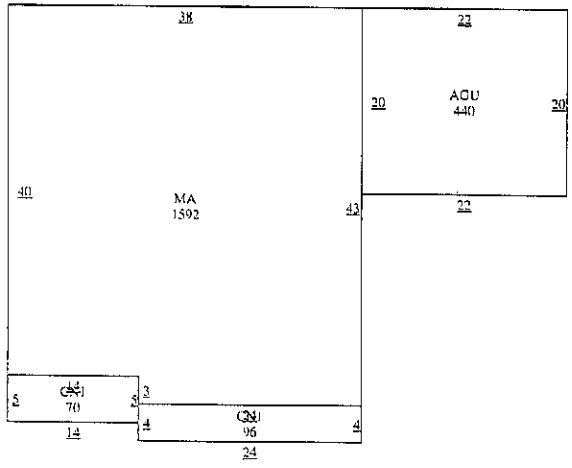
REMARKS FOR '11 ADJ DEPR TO 20%, ADD 40% PHYS, REM FUNC, FLV CN1'S @ 0 PER APR LR 4/6/11 4/17/11 MMG -- FOR 2008 ADD 2007 NBHD CDS BACK ONTO IMPS PER REMOVED IN ERROR

BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
08/12/2011	*****	DONE DEALS INC	SHF / 456 / 305

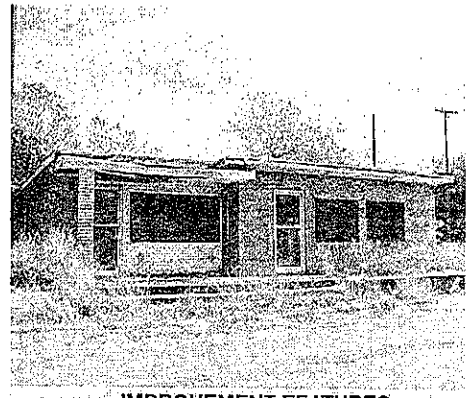
SKETCH for Improvement #1 (COMMERCIAL)



EXEMPTIONS

EX	TOTAL EXEMPTION

PICTURE



SUBD: S004 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	C	RS2L/	1,592.0	24.66	1	1955	1955	P	39,260	20%	40%	100%	100%	100%	0.08	3,140
	AGU	ATTACHED GAR	C	*/	440.0	7.40	1	1955	1955	P	3,260	20%	40%	100%	100%	100%	0.08	260
	CN1	CANOPY BASIC	F	NV/	96.0	0.00	1	0				20%	40%	100%	100%	100%	0.08	0
	CN1	CANOPY BASIC	F	NV/	70.0	0.00	1	1955	1955			20%	40%	100%	100%	100%	0.08	0
1.	COMMERCIAL			STCD: X3	2,198.0		Homesite: N				42,520						0.80	3,400
																		2,720

IMPROVEMENT FEATURES

Foundation	1	FD1	0
Exterior Wall	1	EW5	0
Interior Finish	1	IN4	0
Roof Style	1	RT3,RM3	0
Flooring	1	FL3	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

SUBD: S004 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	X3 EXEMPT - COUNTY		SPECIAL	X3	N	FF	50X70	20.00	1.000	0.50	1.00	A	500	NO			0.00	0
Comment: F: 50.0 R: 50.0 FF													500					0

Effective Date of Appraisal: January 1 Date Printed: 05/30/2012 11:52:09AM by VICKI

True Automation, Inc.

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY **31586** R 11/30/2005

Legal Description
2ND, BLOCK 2, LOT S/2 1-2

OWNER ID
57966

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2013

8 SISTERS 2 BROTHERS
PO BOX 3396
SANTA CLARA, CA 95055

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		2,720
LAND MARKET	+	690
MARKET VALUE	=	3,410
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	3,410
HS CAP LOSS	-	0
ASSESSED VALUE	=	3,410

Ref ID2: R31586
100400201010192 Map ID PLAT

ACRES:
EFF. ACRES:

SITUS 508 S 2ND ST TX

APPR VAL METHOD: Cost

GENERAL

UTILITIES
TOPOGRAPHY
ROAD ACCESS PC
ZONING
NEXT REASON

LAST APPR. IE
LAST APPR. YR 2013
LAST INSP. DATE 09/24/2012
NEXT INSP. DATE

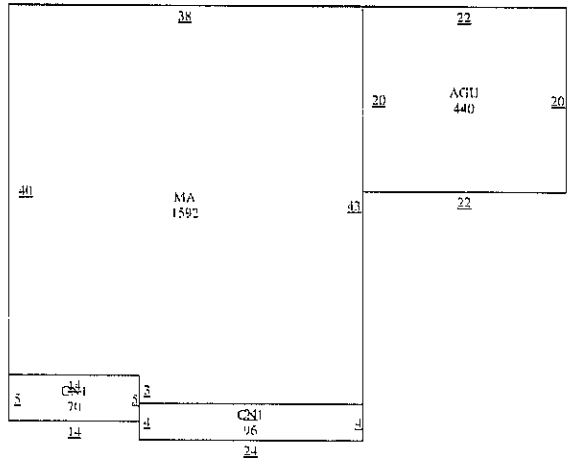
REMARKS FOR '13 CORR DEPTH FACTOR 9/24/12 12/11/12
MMG -- FOR '11 ADJ DEPR TO 20%, ADD 40%
PHYS, REM FUNC, FLV CN1'S @ 0 PER APR LR
4/6/11 4/17/11 MMG -- FOR 2008 ADD 2007 NBHD

BUILDING PERMITS

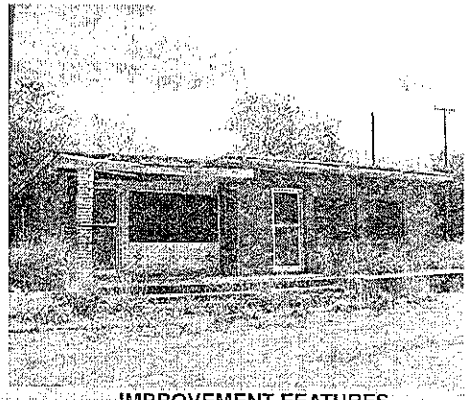
ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
06/14/2012	*****	KLEBERG COUNTY TTXRS	/ 471 / 886
08/12/2011	*****	DONE DEALS INC	SHF / 456 / 305

SKETCH for Improvement #1 (COMMERCIAL)



PICTURE



SUBD: S004 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	C	RS2L/	1,592.0	24.66	1	1955	1955	P	39,260	20%	40%	100%	100%	100%	0.08	3,140
	AGU	ATTACHED GAR	C	*/	440.0	7.40	1	1955	1955	P	3,260	20%	40%	100%	100%	100%	0.08	260
	CN1	CANOPY BASIC	F	NV/	96.0	0.00	1	0				20%	40%	100%	100%	100%	0.08	0
	CN1	CANOPY BASIC	F	NV/	70.0	0.00	1	1955	1955			20%	40%	100%	100%	100%	0.08	0
1.	COMMERCIAL		STCD:	F1	2,198.0	Homesite: N					42,520							3,400
																	0.80	2,720

IMPROVEMENT FEATURES

Foundation	1	FD1	0
Exterior Wall	1	EW5	0
Interior Finish	1	IN4	0
Roof Style		RT3,RM3	0
Flooring	1	FL3	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

SUBD: S004 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	F1		SPECIAL	F1	N	FF	50X70	20.00	1,000	0.69	1.00	A	690	NO			0.00	0
													690					0

Comment: F: 50.0 R: 50.0 FF

Effective Date of Appraisal: January 1 Date Printed: 03/04/2013 03:39:31PM by VICKI

True Automation, Inc.

DATE 03/12/2013

STATEMENT OF ALL TAXES DUE

DR

MELISSA T DELAGARZA, RTA
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

PROPERTY DESCRIPTION ACCT # 1-004-002-01000-192

2ND, BLOCK 2, LOT N/2 1-2, "E X E M P T"

TOWN -
ACRES - .080

LOCATION- 508 S 2ND ST

LAND MKT VALUE 500
LAND AGR VALUE

IMPR/PERS MKT VALUE 10670
MKT. BEFORE EXEMPTS 11170
LIMITED TXBL. VALUE

EXEMPTIONS GRANTED: NONE SUIT NO. 7339C

KLEBERG COUNTY TRUSTEE

PO BOX 1457

KINGSVILLE TX 78364-1457

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2002	81.00	108.54	28.43	217.97
TAXES 2003	574.27	700.60	191.23	1,466.10
TAXES 2004	566.77	623.44	238.04	1,428.25
TAXES 2005	775.72	760.22	307.19	1,843.13
TAXES 2006	587.94	505.61	218.71	1,312.26
TAXES 2007	611.81	452.73	212.91	1,277.45
TAXES 2008	491.74	304.88	159.33	955.95
TAXES 2009	501.56	250.78	150.46	902.80
TAXES 2010	518.85	197.16	143.20	859.21
TAXES 2011	212.84	55.36	53.64	321.84
TAXES 2012	.00	.00	.00	.00
	4,922.50	3,959.32	1,703.14	10,584.96

ACCT # 1-004-002-01000-192

TOTAL DUE 03/2013 10,584.96
TOTAL DUE 04/2013 10,643.72
TOTAL DUE 05/2013 10,702.46
TOTAL DUE 06/2013 10,761.17

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	1,080.43	851.97	370.95	2,303.35
CITY OF KINGSVILLE	1,261.46	986.53	432.92	2,680.91
KINGSVILLE ISD	2,483.56	2,042.94	865.81	5,392.31
SOUTH TX WATER AUTH	97.05	77.88	33.46	208.39

TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR ..... .00

ATTY DAT 10/23/2009 CONTRCT DTE

JUDGEMENT DATE 03/23/2011

DATE 11/07/2013

STATEMENT OF ALL TAXES DUE

SD

MELISSA T DELAGARZA, RTA
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

PROPERTY DESCRIPTION ACCT # 1-004-002-01000-192

2ND, BLOCK 2, LOT N/2 1-2, "E X E M P T"

TOWN -
ACRES - .080

LOCATION- 508 S 2ND ST

LAND MKT VALUE 660
LAND AGR VALUE

IMPR/PERS MKT VALUE
MKT. BEFORE EXEMPTS 660
LIMITED TXBL. VALUE

EXEMPTIONS GRANTED: OTH SUIT NO. 7339C
(REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE)

KLEBERG COUNTY TRUSTEE

PO BOX 1457

KINGSVILLE TX 78364-1457

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2002	81.00	115.02	29.41	225.43
TAXES 2003	574.27	746.54	198.12	1,518.93
TAXES 2004	566.77	668.79	247.12	1,482.68
TAXES 2005	775.72	822.28	319.60	1,917.60
TAXES 2006	587.94	552.66	228.13	1,368.73
TAXES 2007	611.81	501.69	222.70	1,336.20
TAXES 2008	491.74	344.20	167.18	1,003.12
TAXES 2009	501.56	290.91	158.50	950.97
TAXES 2010	518.85	238.67	151.50	909.02
TAXES 2011	212.84	72.38	57.04	342.26
TAXES 2013	.00	.00	.00	.00
	4,922.50	4,353.14	1,779.30	11,054.94

ACCT # 1-004-002-01000-192

TOTAL DUE 11/2013	11,054.94
TOTAL DUE 12/2013	11,113.67
TOTAL DUE 01/2014	11,172.38
TOTAL DUE 02/2014	11,231.13

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	1,080.43	938.41	387.70	2,406.54
CITY OF KINGSVILLE	1,261.46	1,087.45	452.51	2,801.42
KINGSVILLE ISD	2,483.56	2,241.64	904.14	5,629.34
SOUTH TX WATER AUTH	97.05	85.64	34.95	217.64

TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR ..... .00

ATTY DAT 10/23/2009

JUDGEMENT DATE 03/23/2011

STATEMENT OF ALL TAXES DUE

ACCT # 1-004-002-01010-192
DATE 01/16/2015
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

2ND, BLOCK 2, LOT S/2 1-2

TOWN -
ACRES - .080
LOCATION - 508 S 2ND ST

Values

LAND MKT VALUE	660	IMPR/PERS MKT VAL	2,720
LAND AGR VALUE		MKT. BEFORE EXEMP	3,380
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

8 SISTERS 2 BROTHERS

PO BOX 3396

SANTA CLARA CA 95055

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2012	55.57	20.00	15.12	90.69
TAXES 2013	107.86	25.90	26.75	160.51
TAXES 2014	107.87	.00	.00	107.87
	271.30	45.90	41.87	359.07

ACCT # 1-004-002-01010-192

TOTAL DUE 01/2015	**359.07**
TOTAL DUE 02/2015	368.55
TOTAL DUE 03/2015	372.68
TOTAL DUE 04/2015	376.80

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	63.51	10.78	9.82	84.11
CITY OF KINGSVILLE	71.83	12.20	11.11	95.14
KINGSVILLE ISD	129.10	21.83	19.92	170.85
SOUTH TX WATER AUTH	6.86	1.09	1.02	8.97

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	25.17
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	28.47
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	51.34
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	2.89
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	107.87

STATEMENT OF ALL TAXES DUE

ACCT # 1-004-002-01000-192
DATE 01/16/2015
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

2ND, BLOCK 2, LOT N/2 1-2, "E X E M P T"

TOWN -
ACRES - .080
LOCATION - 500 BLK 2ND ST

Values

LAND MKT VALUE 660
LAND AGR VALUE
IMPR/PERS MKT VAL
MKT. BEFORE EXEMP 660
LIMITED TXBL VAL

EXEMPTIONS GRANTED: OTH SUIT NO. 7339C
(REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE)

KLEBERG COUNTY TRUSTEE

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2002	81.00	126.36	31.11	238.47
TAXES 2003	574.27	826.93	210.18	1,611.38
TAXES 2004	566.77	748.14	262.99	1,577.90
TAXES 2005	775.72	930.87	341.32	2,047.91
TAXES 2006	587.94	634.97	244.58	1,467.49
TAXES 2007	611.81	587.33	239.83	1,438.97
TAXES 2008	491.74	413.05	180.95	1,085.74
TAXES 2009	501.56	361.14	172.54	1,035.24
TAXES 2010	518.85	311.32	166.04	996.21
TAXES 2011	212.84	102.17	63.00	378.01
TAXES 2014	.00	.00	.00	.00
	4,922.50	5,042.28	1,912.54	11,877.32

ACCT # 1-004-002-01000-192

TOTAL DUE 01/2015	11,877.32
TOTAL DUE 02/2015	11,936.06
TOTAL DUE 03/2015	11,994.80
TOTAL DUE 04/2015	12,053.52

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	1,080.43	1,089.68	416.97	2,587.08
CITY OF KINGSVILLE	1,261.46	1,264.06	486.81	3,012.33
KINGSVILLE ISD	2,483.56	2,589.32	971.20	6,044.08
SOUTH TX WATER AUTH	97.05	99.22	37.56	233.83

TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR ..... .00

ATTY DAT 10/23/2009

JUDGEMENT DATE 03/23/2011

ND611-LRKC

KLEBERG COUNTY APPRAISAL DISTRICT
ROPERTY 31586 R 11/30/2005
egal Description
ND, BLOCK 2, LOT S/2 1-2

OWNER ID
57966

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2013
8 SISTERS 2 BROTHERS
PO BOX 3396
SANTA CLARA, CA 95055

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		2,720
LAND MARKET	+	660
MARKET VALUE	=	3,380
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	3,380
HS CAP LOSS	-	0
ASSESSED VALUE	=	3,380

Ref ID2: R31586
00400201010192 Map ID PLAT

ACRES:
EFF. ACRES:

ITUS 508 S 2ND ST TX

APPR VAL METHOD: Cost

GENERAL

ITILITIES
OPOGRAPHY
OAD ACCESS PC
ONING
EXT REASON

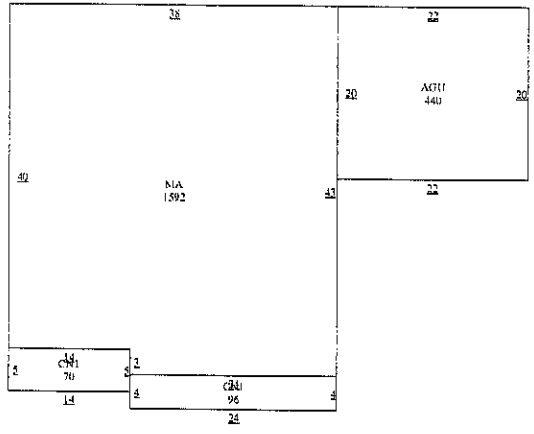
LAST APPR. IE
LAST APPR. YR 2013
LAST INSP. DATE 04/16/2013
NEXT INSP. DATE

EMARKS FOR 2013 ADD FF TABLE FF20D140 PER IE
4/16/13 JO -- FOR '13 CORR DEPTH FACTOR
9/24/12 12/11/12 MMG -- FOR '11 ADJ DEPR TO
20%, ADD 40% PHYS, REM FUNC, FLV CN1'S @

BUILDING PERMITS

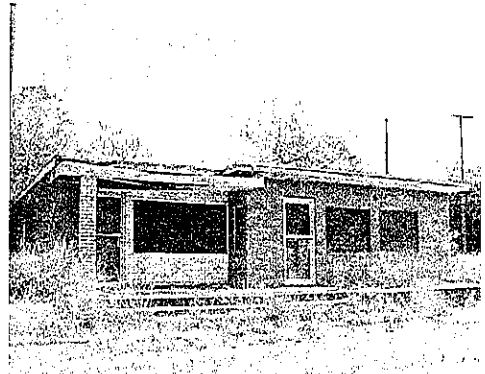
SSUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL

SKETCH for Improvement #1 (COMMERCIAL)



EXEMPTIONS

PICTURE



SALE DT PRICE GRANTOR DEED INFO

SALE DT	PRICE	GRANTOR	DEED INFO
06/14/2012	*****	KLEBERG COUNTY TTXRS	/ 471 / 886
08/12/2011	*****	DONE DEALS INC	SHF / 456 / 305

SUBD: S004 100.00% NBHD:

IMPROVEMENT INFORMATION

#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	C	RS2L/	1,592.0	24.66	1	1955	1955	P	39,260	20%	40%	100%	100%	100%	0.08	3,140
	AGU	ATTACHED GAR	C	*/	440.0	7.40	1	1955	1955	P	3,260	20%	40%	100%	100%	100%	0.08	260
	CN1	CANOPY BASIC	F	NV/	96.0	0.00	1	0				20%	40%	100%	100%	100%	0.08	0
	CN1	CANOPY BASIC	F	NV/	70.0	0.00	1	1955	1955			20%	40%	100%	100%	100%	0.08	0
1.	COMMERCIAL		STCD:	F1	2,198.0	Homesite: N					42,520							3,400
																	0.80	2,720

IMPROVEMENT FEATURES

Foundation	1	FD1	0
Exterior Wall	1	EW5	0
Interior Finish	1	IN4	0
Roof Style		RT3,RM3	0
Flooring	1	FL3	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

SUBD: S004 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	F1		FF20D140	F1	N	FF	50X70	13.20	660	1.00	1.00	A	660	NO			0.00	0
													660					0

omment: F: 50.0 R: 50.0 FF

Effective Date of Appraisal: January 1 Date Printed: 11/06/2013 03:03:02PM by MARLENEP

True Automation, Inc.

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

NOVEMBER 7, 2013

8 SISTERS 2 BROTHERS
P.O. BOX 3396
SANTA CLARA, CA 95055

Re: 2ND, BLOCK 2, LOT S/2 1-2 508 S 2ND ST

Dear Sir or Madam:

It has been determined that the structure at **508 S 2ND ST** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

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(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

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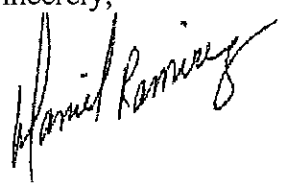
Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

NOVEMBER 7, 2013

KLEBERG COUNTY TRUSTEE
P.O. BOX 1457
KINGSVILLE, TX 78363

Re: 2ND, BLOCK 2, LOT S/2 1-2 508 S 2ND ST

Dear Sir or Madam:

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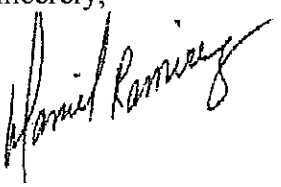

Daniel Ramirez
Building Official

Enclosure

CC:

SAM FUGATE, MAYOR CITY OF KINGSVILLE
VINCENT CAPELL, CITY MANAGER-CITY OF KINGSVILLE
KATHLEEN LOWMAN, SOUTH TEXAS WATER AUTHORITY
MELISSA WINDHAM, KINGSVILLE INDEPENDENT SCHOOL DISTRICT
ROBERT ISASSI, DIRECTOR OF PLANNING AND DEVEOPMENT SERVICES
KLEBERG COUNTY JUDGE
KLEBERG COUNTY TRUSTEE

CITY OF KINGSVILLE

P. O. BOX 1458 -- KINGSVILLE, TEXAS 78364

MARCH 13, 2013

KLEBERG COUNTY TRUSTEE
P.O. BOX 1457
KINGSVILLE, TX 78363

Re: 2ND, BLOCK2, LOT S/2 1-2 508 S 2ND ST

Dear Sir or Madam:

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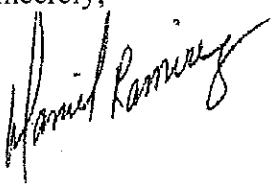

Daniel Ramirez
Building Official

Enclosure

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KLEBERG COUNTY JUDGE
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CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

MARCH 13, 2013

8 SISTERS 2 BROTHERS
P.O. BOX 3396
SANTA CLARA, CA 95055

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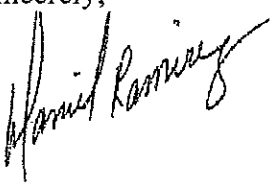

Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JANUARY 22, 2014

KLEBERG COUNTY TRUSTEE
P.O. BOX 1457
KINGSVILLE, TX 78363

Re: 2ND, BLOCK 2, LOT S/2 1-2 508 S 2ND

Dear Sir or Madam:

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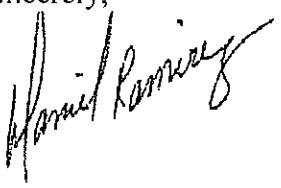

Daniel Ramirez
Building Official

Enclosure

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KLEBERG COUNTY JUDGE
KLEBERG COUNTY TRUSTEE

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JANUARY 22, 2014

SOUTH TEXAS WATER AUTHORITY- KATHLEEN MOLLMAN
2302 E SAGE RD
KINGSVILLE, TX 78363

Re: 2ND, BLOCK 2, LOT S/2 1-2 508 S 2ND

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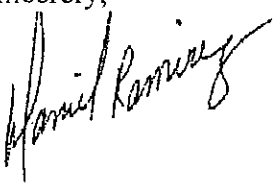

Daniel Ramirez
Building Official

Enclosure

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KLEBERG COUNTY JUDGE
KLEBERG COUNTY TRUSTEE

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JANUARY 22, 2014

KINGSVILLE INDEPENDENT SCHOOL DISTRICT- MELISSA WINDHAM
207 N 3RD
KINGSVILLE, TX 78363

Re: 2ND, BLOCK 2, LOT S/2 1-2 508 S 2ND

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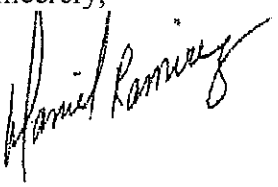

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Building Official

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KLEBERG COUNTY JUDGE
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CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JANUARY 22, 2014

8 SISTERS 2 BROTHERS
P.O. BOX 3396
SANTA CLARA, CA 95055

Re: 2ND, BLOCK 2, LOT S/2 1-2 508 S 2ND

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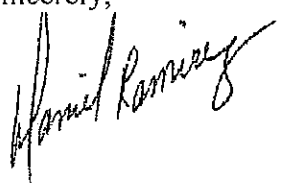

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CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JANUARY 22, 2014

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200 E KLEBERG
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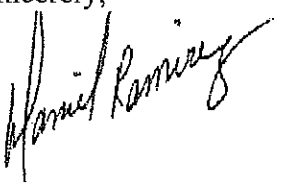
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,

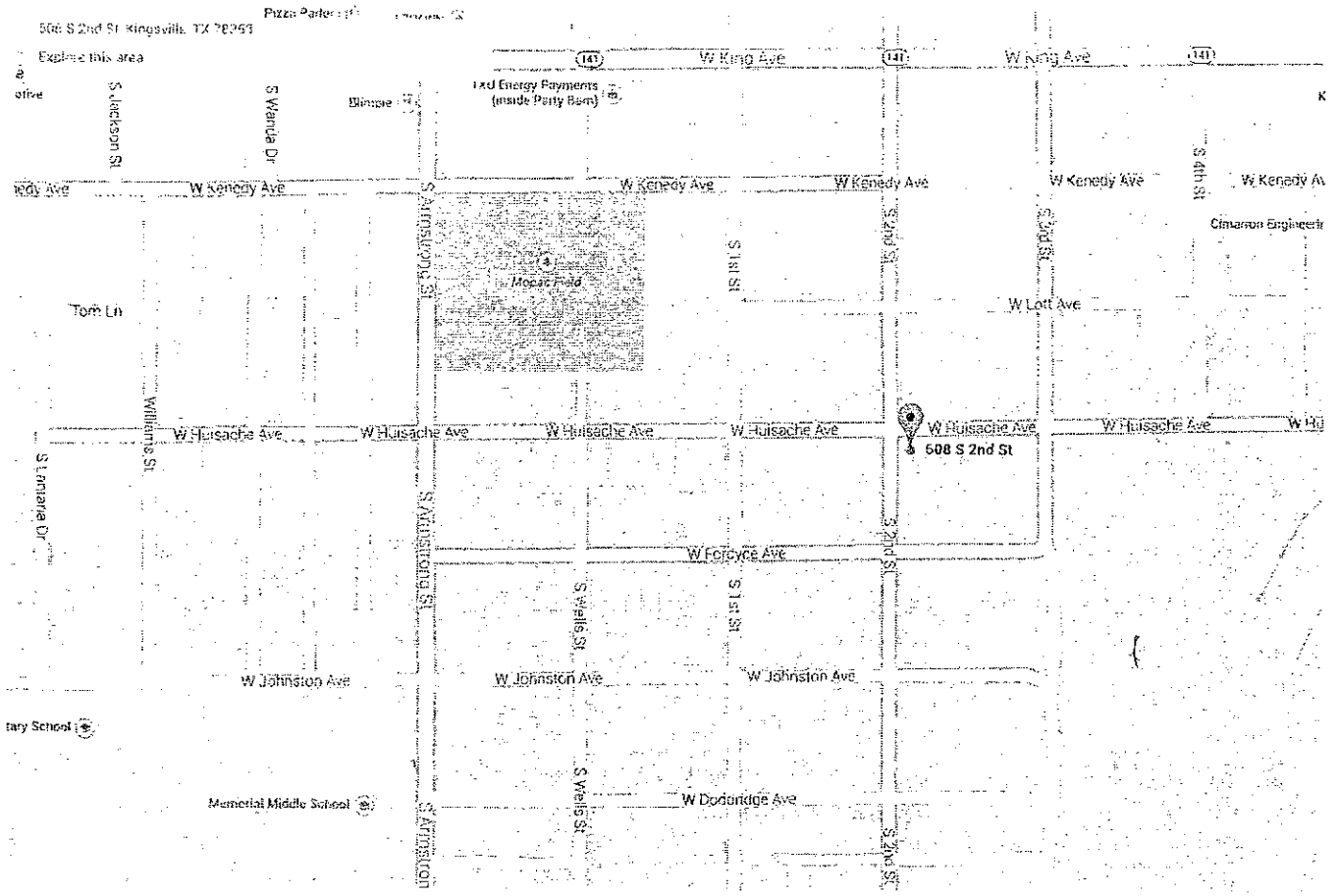


Daniel Ramirez
Building Official

Enclosure

CC:

SAM FUGATE, MAYOR CITY OF KINGSVILLE
VINCENT CAPELL, CITY MANAGER-CITY OF KINGSVILLE
KATHLEEN LOWMAN, SOUTH TEXAS WATER AUTHORITY
MELISSA WINDHAM, KINGSVILLE INDEPENDENT SCHOOL DISTRICT
ROBERT ISASSI, DIRECTOR OF PLANNING AND DEVEOPMENT SERVICES
KLEBERG COUNTY JUDGE
KLEBERG COUNTY TRUSTEE



Map data ©2014 Google 200 ft

CERTIFIED MAIL

E, TEXAS 78364

7011 0110 0000 4433 4407

8 Sister 2 Brothers
P.O. Box 3396
Santa Clara CA 95055

CERTIFIED MAIL

ILLE, TEXAS 78364

7011 0110 0000 4433 4384

8 Sisters 2 Brothers
P.O. Box 3396
Santa Clara CA 95055

1602

CITY OF KINGSVILLE

7011 0110 0000 4433 3721

S 78364

8 Sisters 2 Brothers
P.O. Box 3396
Santa Clara, CA 95055

1602

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

8 Sisters 2 Brothers
P.O. Box 3396
[illegible] CA 95055

NIXIE 957 1E 1809 0001/30/14

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 78364145853 *0485-13973-23-38

160.2

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

South Texas Water Authority
Kathleen Mollman
2302 E Sage Rd
Kingsville TX 78363

NIXIE 782 SC 1 0102/27/14

RETURN TO SENDER
NO MAIL RECEPTACLE
UNABLE TO FORWARD

BC: 78364145358 *1310-00033-23-39

78364@1458

160.2

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

South Texas Water Authority
Kathleen Mollman
2302 E Sage Rd
Kingsville TX 78363

NIXIE 782 SC 1 0102/27/14

RETURN TO SENDER
NO MAIL RECEPTACLE
UNABLE TO FORWARD

BC: 78364145858 *1310-02033-23-39

78364@1458

ENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Kerr County Trustee
P.O. Box 1457
Kingsville, Tx 78363

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) Evelinda Avila

C. Date of Delivery 6-1-12

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

Article Number
(Transf 7011 0110 0000 4433 0119

S Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

ENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Kerr County Trustee
P.O. Box 1457
Kingsville, Tx 78364

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) [illegible] TAX A/C

C. Date of Delivery 1/27/14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article
(Transf 7011 0110 0000 4433 3745

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Mark Allen Whitehurst
Kathleen Marie Bell
230 N. Sage Rd
Harrisburg, NC 28075

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) | C. Date of Delivery
[illegible] | 11/4/14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7011 0110 0000 4433 4434

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-154

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Kelley Deweese Whitehurst
P.O. Box 1251
Harrisburg, NC 28075

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) | C. Date of Delivery
Michelle Dorsett | 11-13-14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7011 0110 0000 4433 4427

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-154

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Harrisburg Elementary School District
Muriel Williams
301 N 3rd
Harrisburg, NC 28075

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) | C. Date of Delivery
Rebecca Rose | 11/4/14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7011 0110 0000 4433 3752

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-154

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5836

JANUARY 28, 2015

8 SISTERS 2 BROTHERS
P.O. BOX 3396
SANTA CLARA, CA 95055

Re: **HEARING FOR PROPERTY AT 508 S 2ND ST**

Dear Sir or Madam:

On November 7, 2013, a letter was sent from the City of Kingsville stating that your property located at **508 S 2ND ST** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2015** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for MARCH 9, 2015.

The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5836

JANUARY 28, 2015

8 SISTERS 2 BROTHERS
P.O. BOX 3396
SANTA CLARA, CA 95055

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Sincerely,

Daniel Ramirez
Building Official

CC:

SAM FUGATE, MAYOR CITY OF KINGSVILLE
VINCENT CAPELL, CITY MANAGER-CITY OF KINGSVILLE
KATHLEEN LOWMAN, SOUTH TEXAS WATER AUTHORITY
BRIAN COUFAL, KINGSVILLE INDEPENDENT SCHOOL DISTRICT
TOM GINTER, DIRECTOR OF PLANNING AND DEVEOPMENT SERVICES
RUDY MADRID, KLEBERG COUNTY JUDGE
KLEBERG COUNTY TRUSTEE

CERTIFIED MAIL

7011 0110 0000 4433 4407

E, TEXAS 78364

8 Sister 2 Brothers
P.O. BOX 3396
Santa Clara CA 95055

CERTIFIED MAIL

7011 0110 0000 4433 4384

ILLE, TEXAS 78364

8 Sisters 2 Brothers
P.O. BOX 3396
Santa Clara, CA 95055

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

8 Sisters 2 Brothers
P.O. Box 3396
Santa Clara, CA 95055

NIXIE 957 SE 1009 0001/30/14

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 78364145858 *0488-13973-23-38

CERTIFIED MAIL

7011 0110 0000 4433 3721

S 78364

8 Sisters 2 Brothers
P.O. Box 3396
Santa Clara, CA 95055

160.2

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

South Texas Water Authority
Kathleen Mollman
2302 E Sage Rd
Kingsville TX 78363

NIXIE 782 SC 1 0101/27/14

RETURN TO SENDER
NO MAIL RECEPTACLE
UNABLE TO FORWARD

BC: 78364145858 *1310-08033-23-39

78364@1458

160.2

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

South Texas Water Authority
Kathleen Mollman
2302 E Sage Rd
Kingsville TX 78363

NIXIE 782 SC 1 0101/27/14

RETURN TO SENDER
NO MAIL RECEPTACLE
UNABLE TO FORWARD

BC: 78364145858 *1310-08033-23-39

78364@1458

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Kinney County Trustee
P O Box 1457
Kingsville, TX 78363

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name) Evelin Arteaga

C. Date of Delivery 6-9-14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

2. Article Number
(Transfe 7011 0110 0000 4433 0119

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

. Article Addressed to:

Kinney County Trustee
P.O Box 1457
Kingsville, TX 78364

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X ☐ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery 11/27/14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

. Article
(Transfe 7011 0110 0000 4433 3745

S Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
South Texas Water Authority
Kathleen Mollhaw
2302 E Sage Rd
Kingsville, Tx 78363

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Belinda Alvarez
☐ Agent
☐ Addressee

B. Received by (Printed Name)
Belinda Alvarez

C. Date of Delivery
4/24/14

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number
(Transf 7011 0110 0000 4433 3769

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Kleberg County Trustee
P.O. Box 1457
Kingsville, Tx 78363

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature]
☐ Agent
☐ Addressee

B. Received by (Printed Name)
Melissa Delo Gatta

C. Date of Delivery
11-13-13

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number
(Transfer from service label) 7011 0110 0000 4433 4414

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
Kingsville Independent School District
Melissa Windham
207 N 3rd
Kingsville, Tx 78363

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X [signature]
☐ Agent
☐ Addressee

B. Received by (Printed Name)
Noel Dela Rosa

C. Date of Delivery

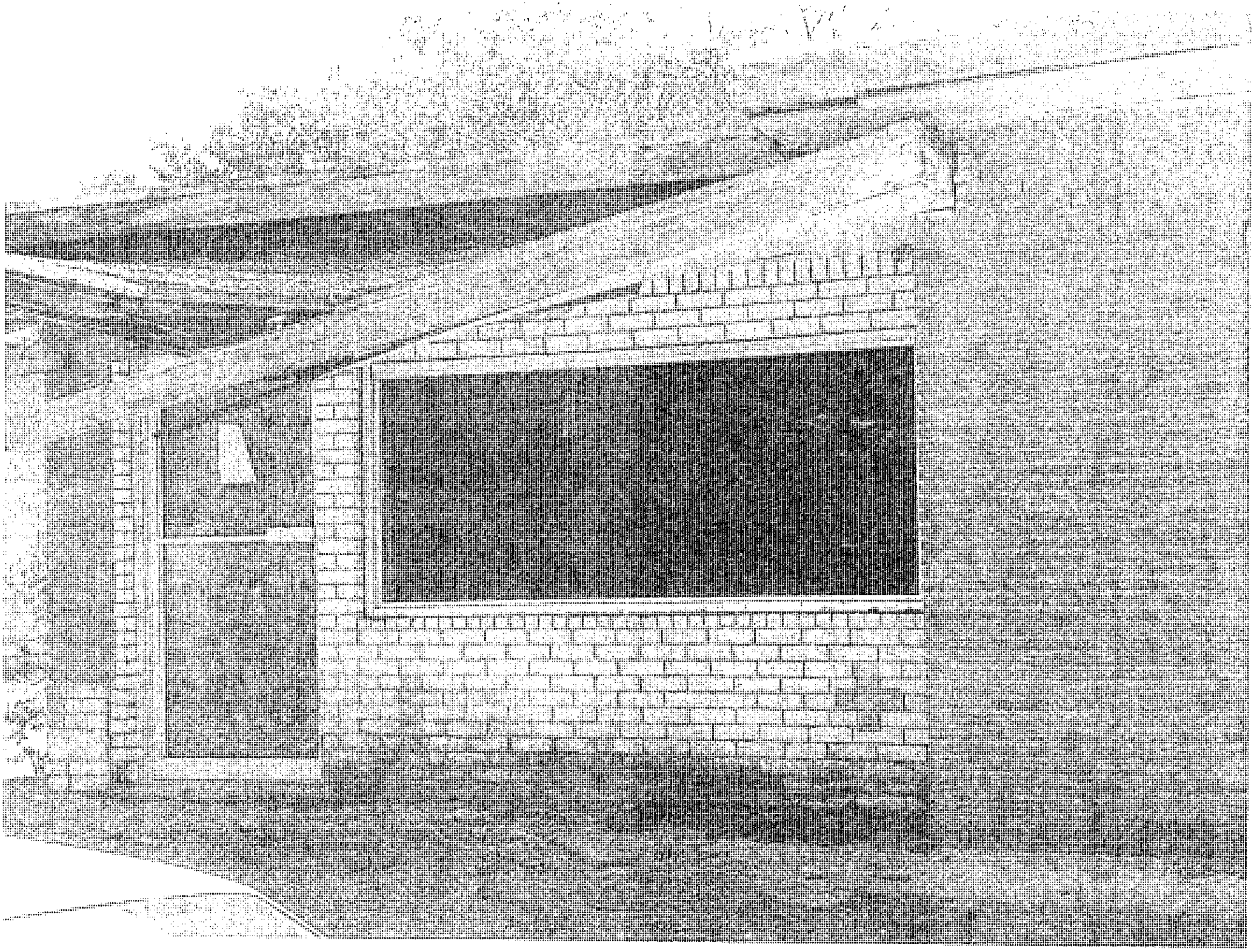
D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No
871

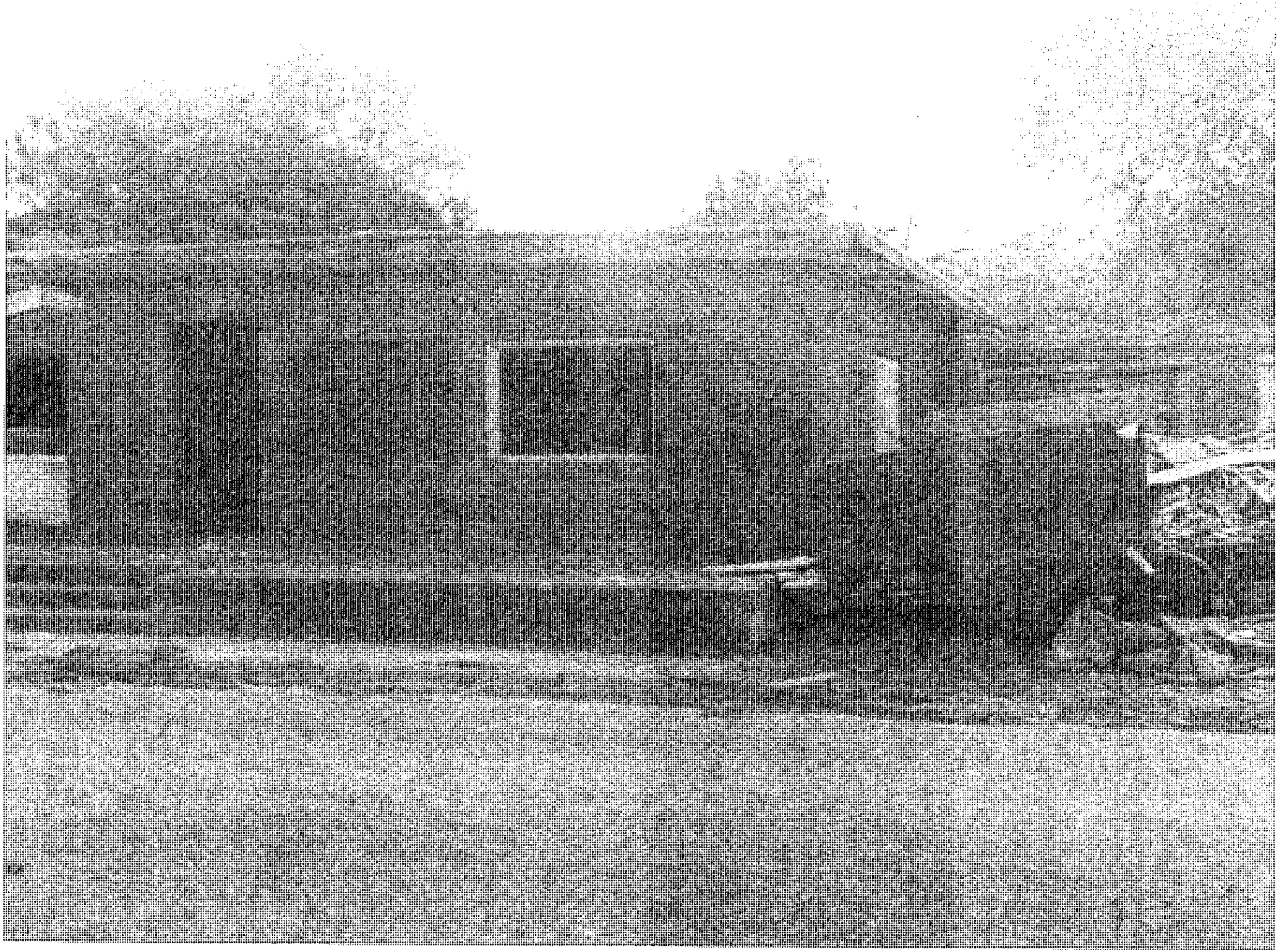
3. Service Type
☐ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

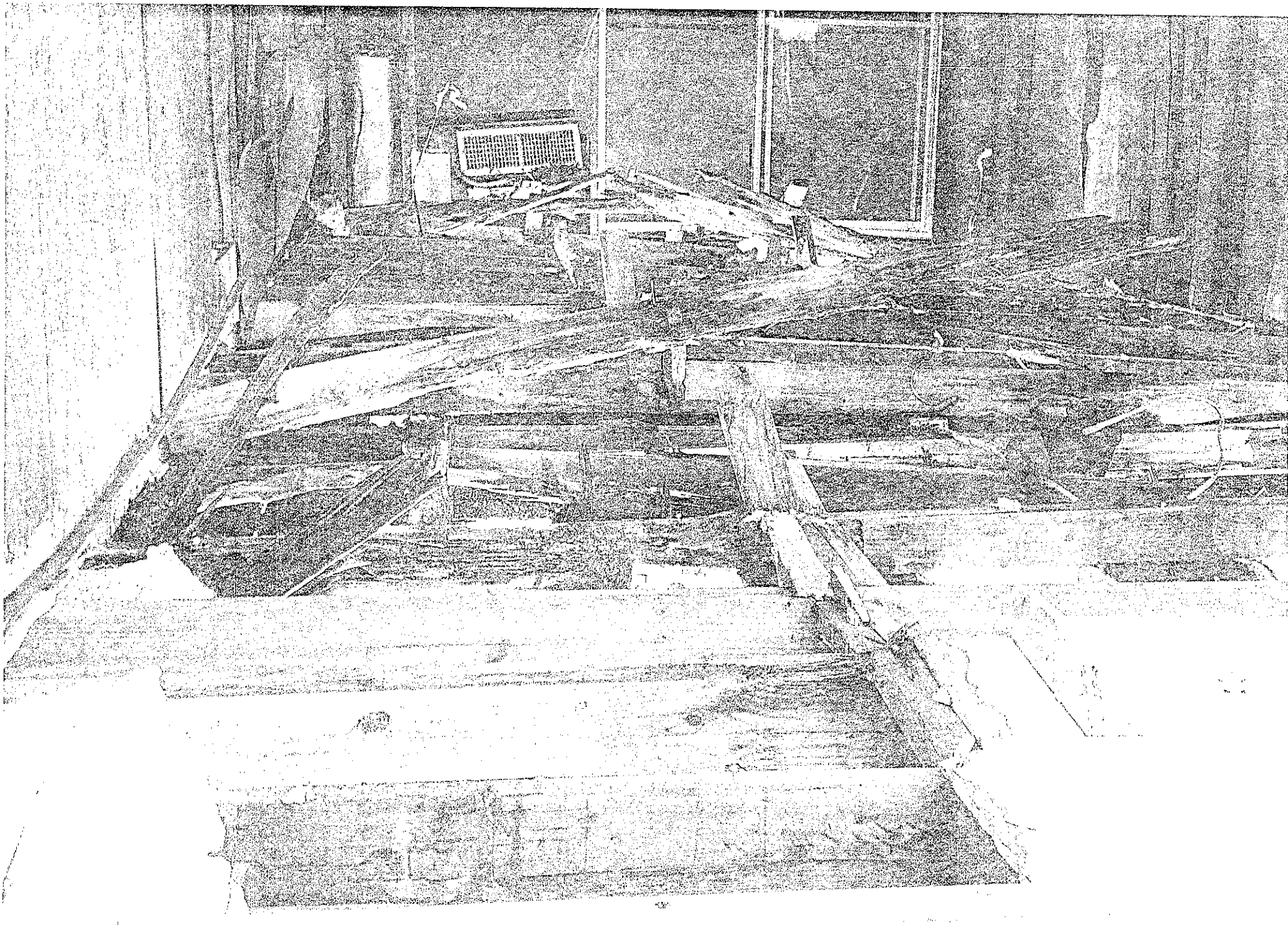
4. Restricted Delivery? (Extra Fee) ☐ Yes

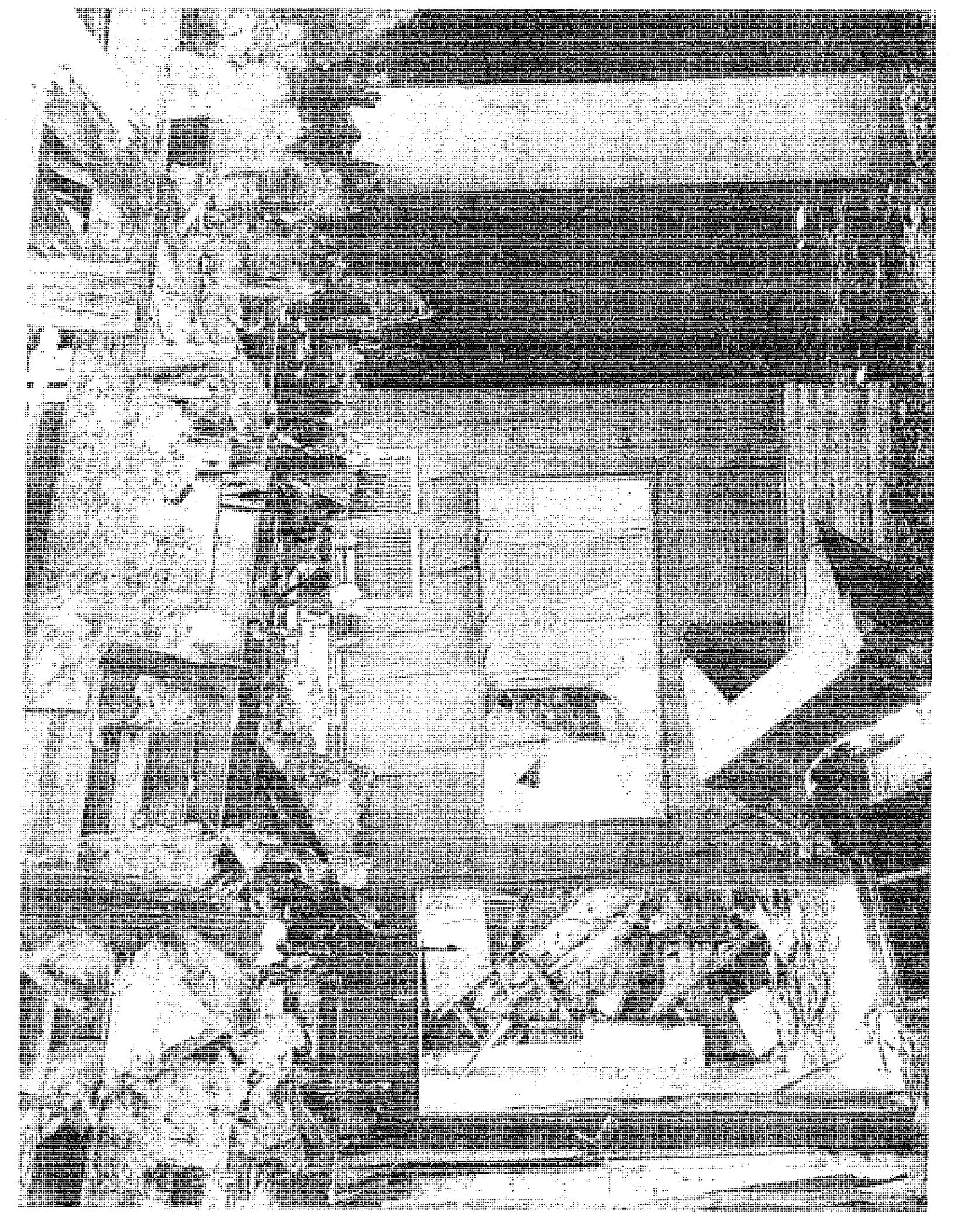
2. Article Number
(Transfer fr 7011 0110 0000 4433 3752

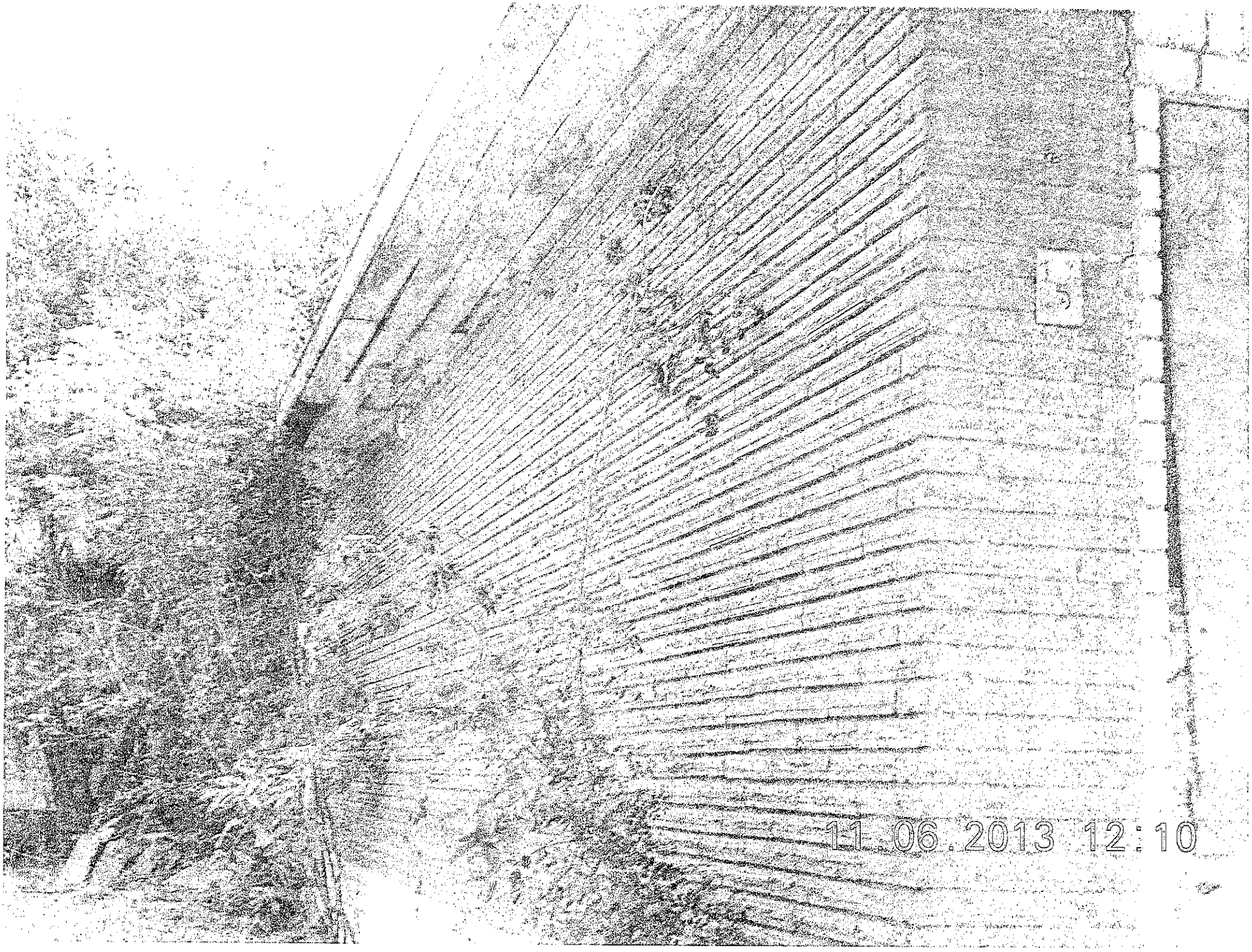
PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540







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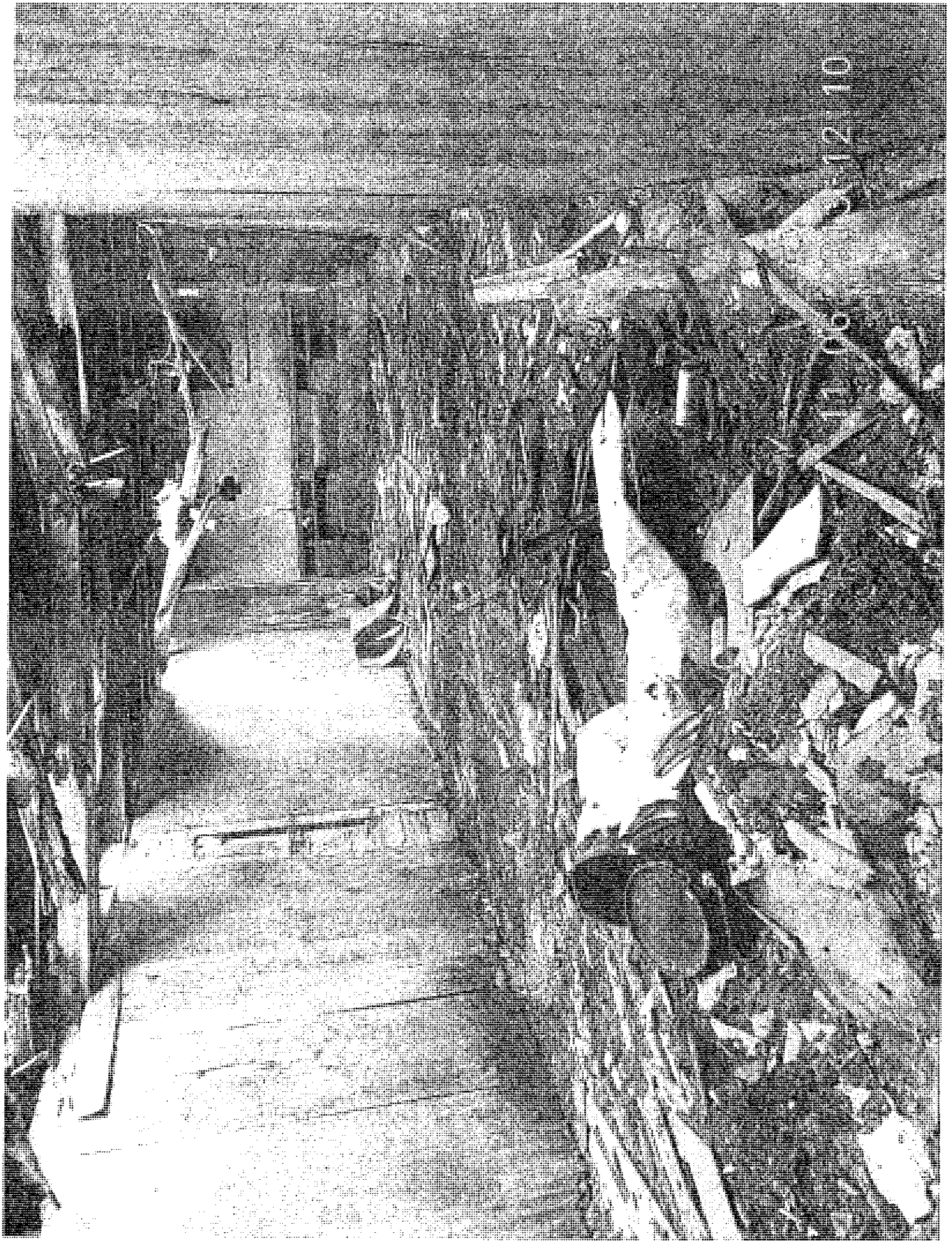

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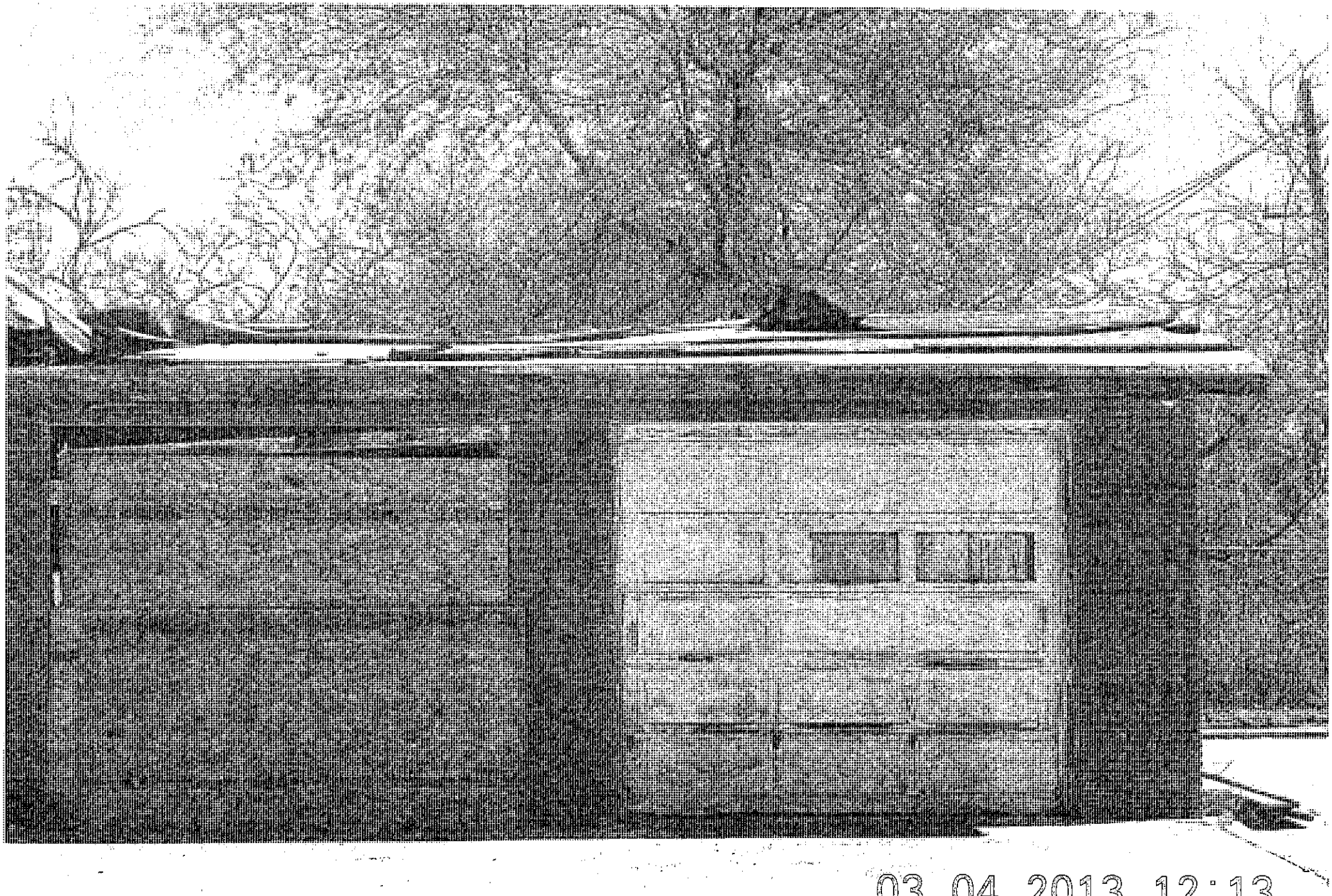

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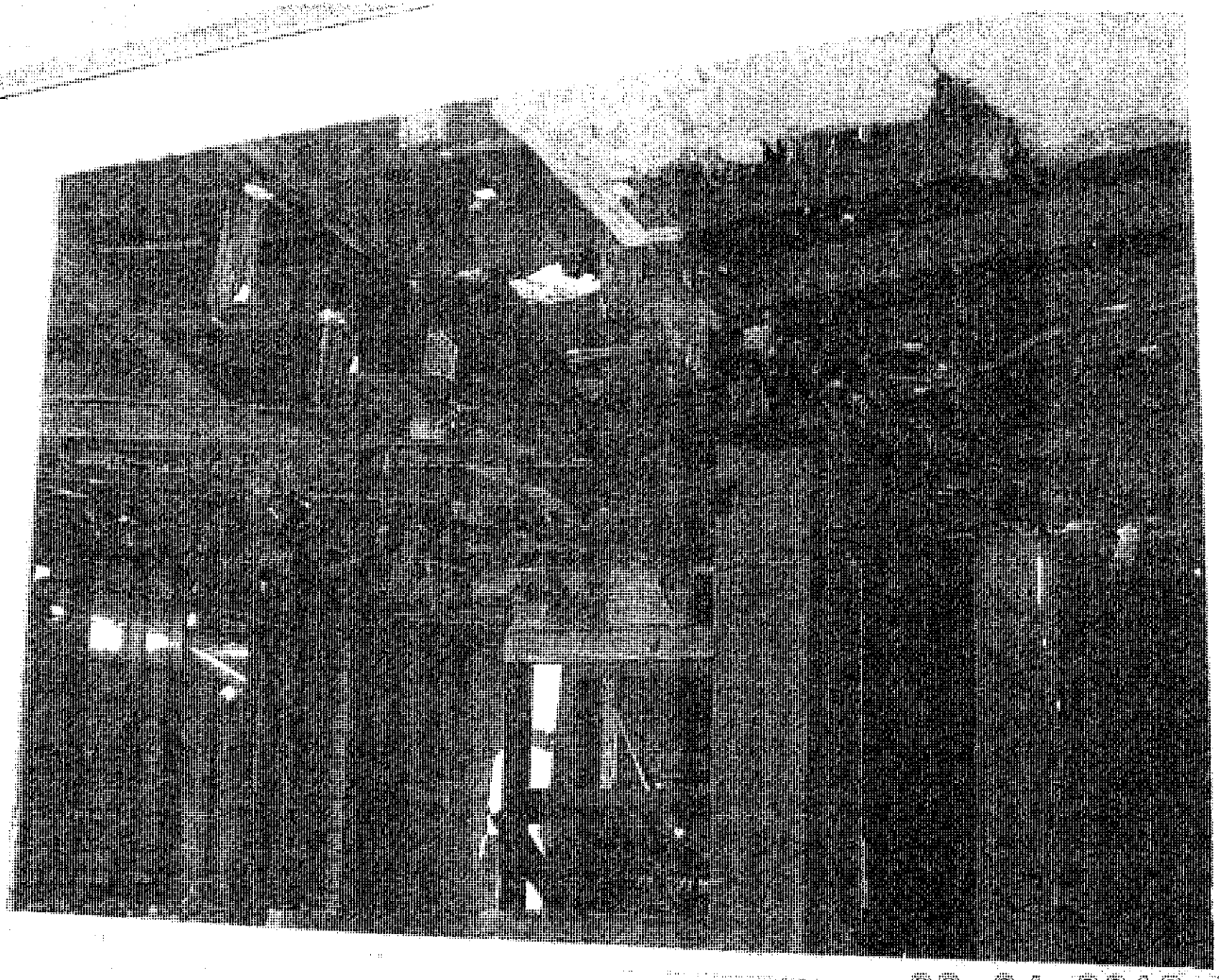

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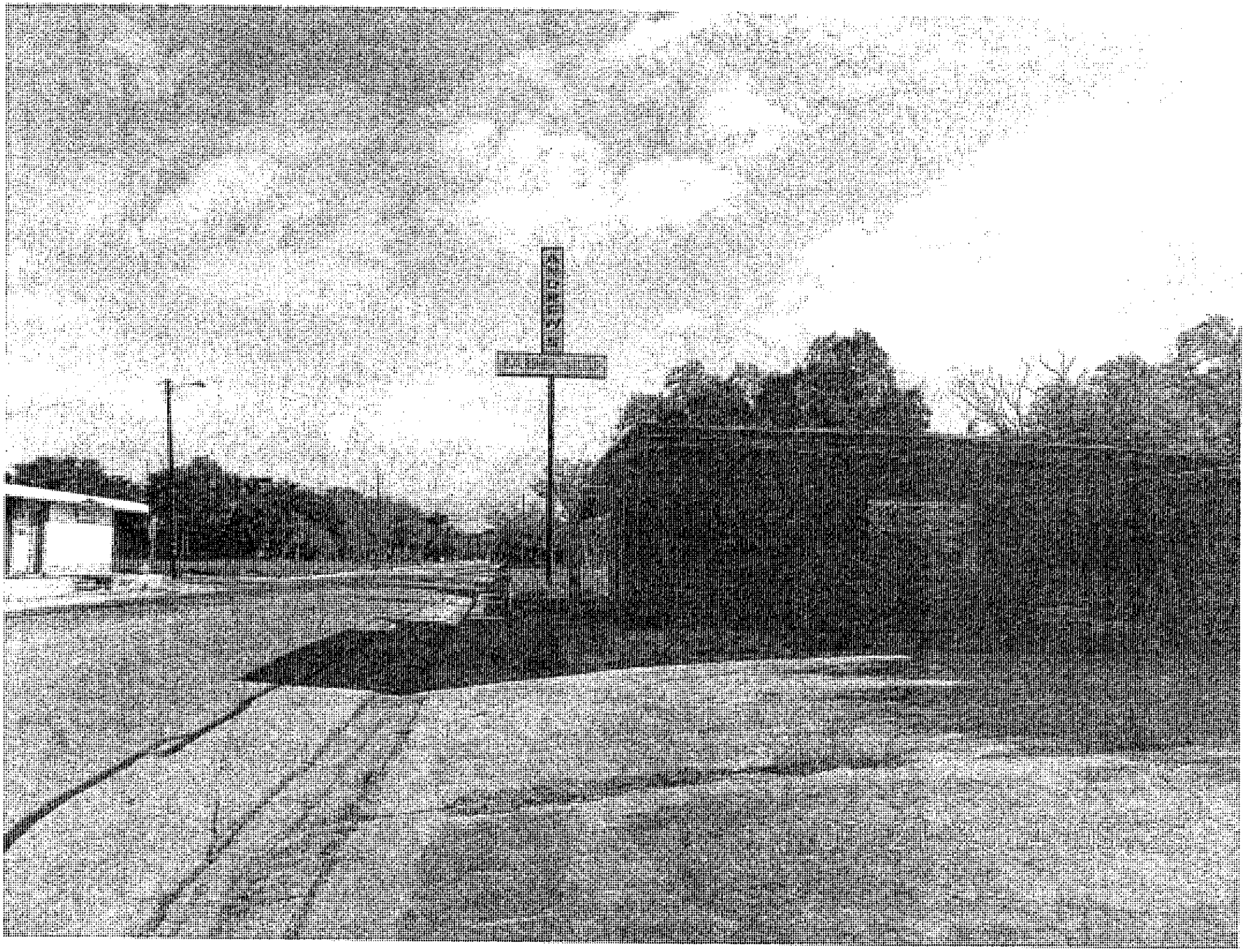
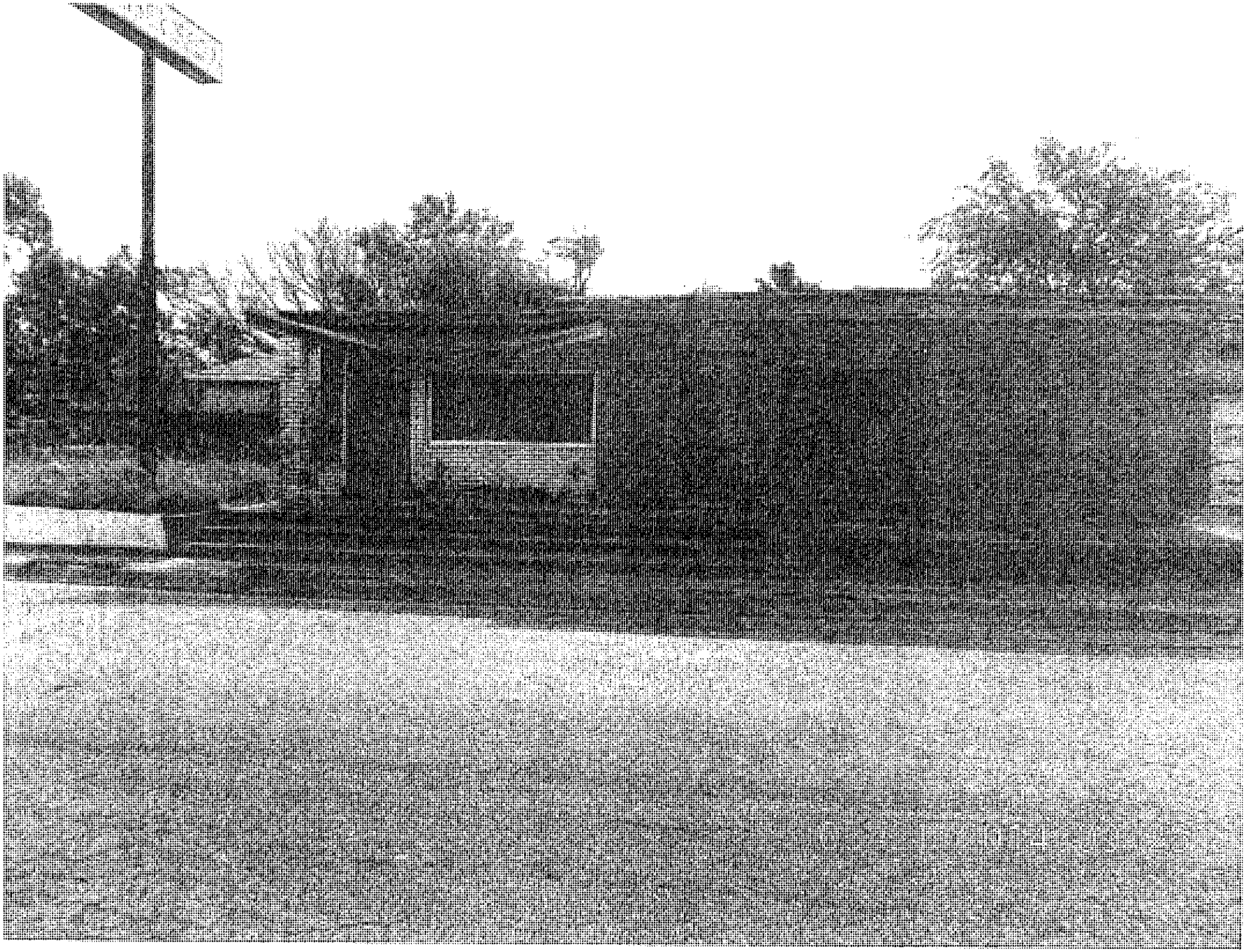
08-04-2013 12:14

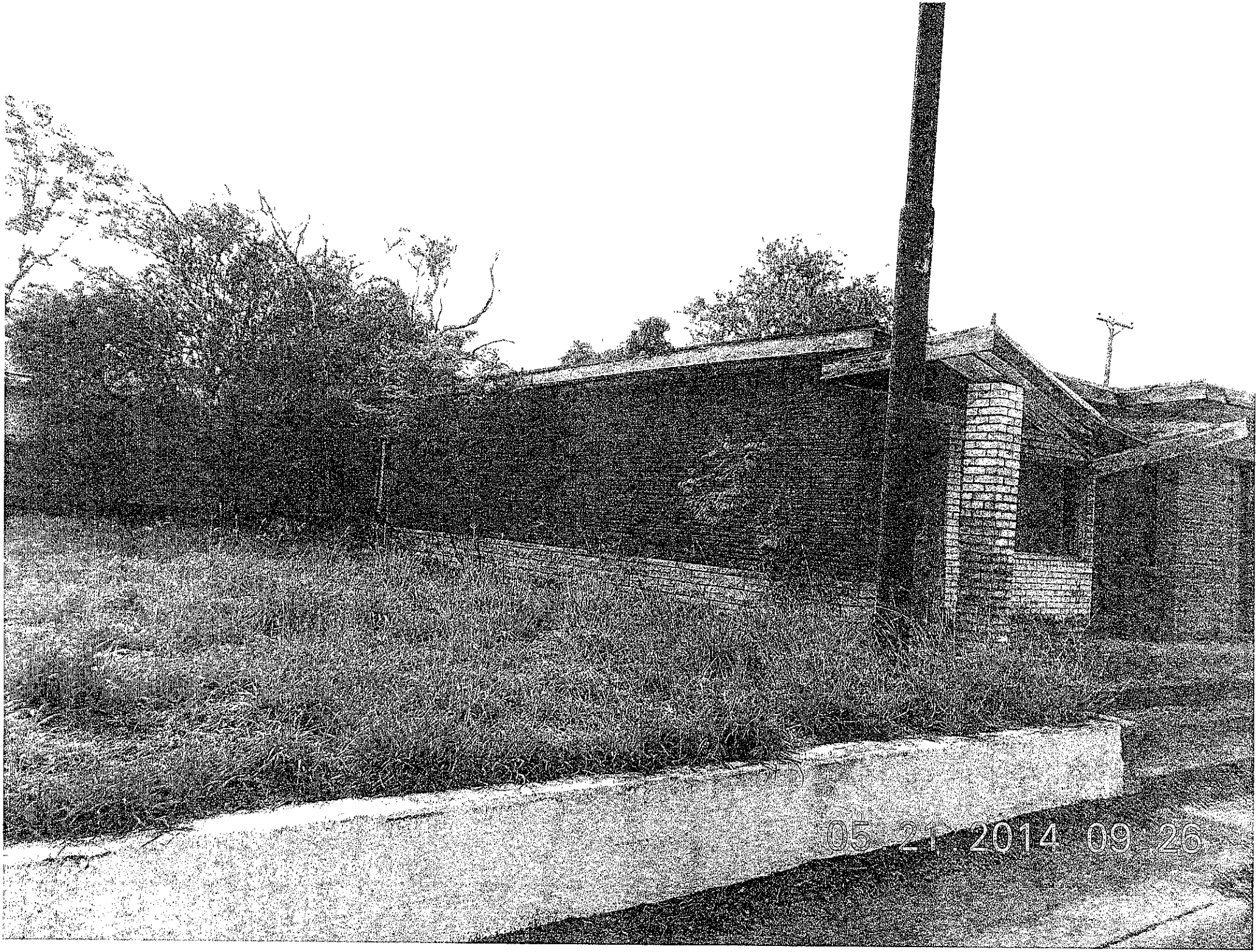
03 12:14

03.04.2013 12:14

03.04.2013 12:14



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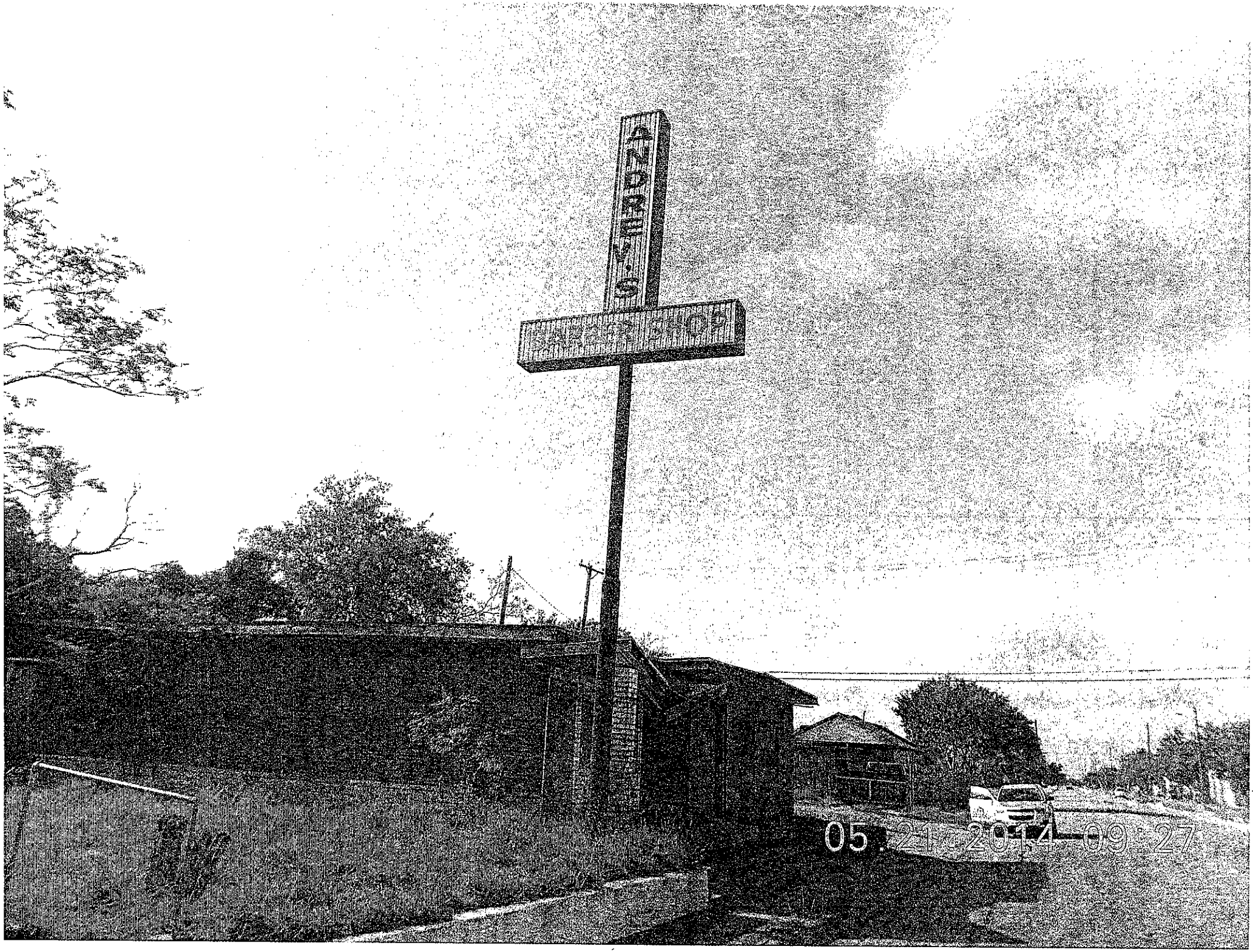
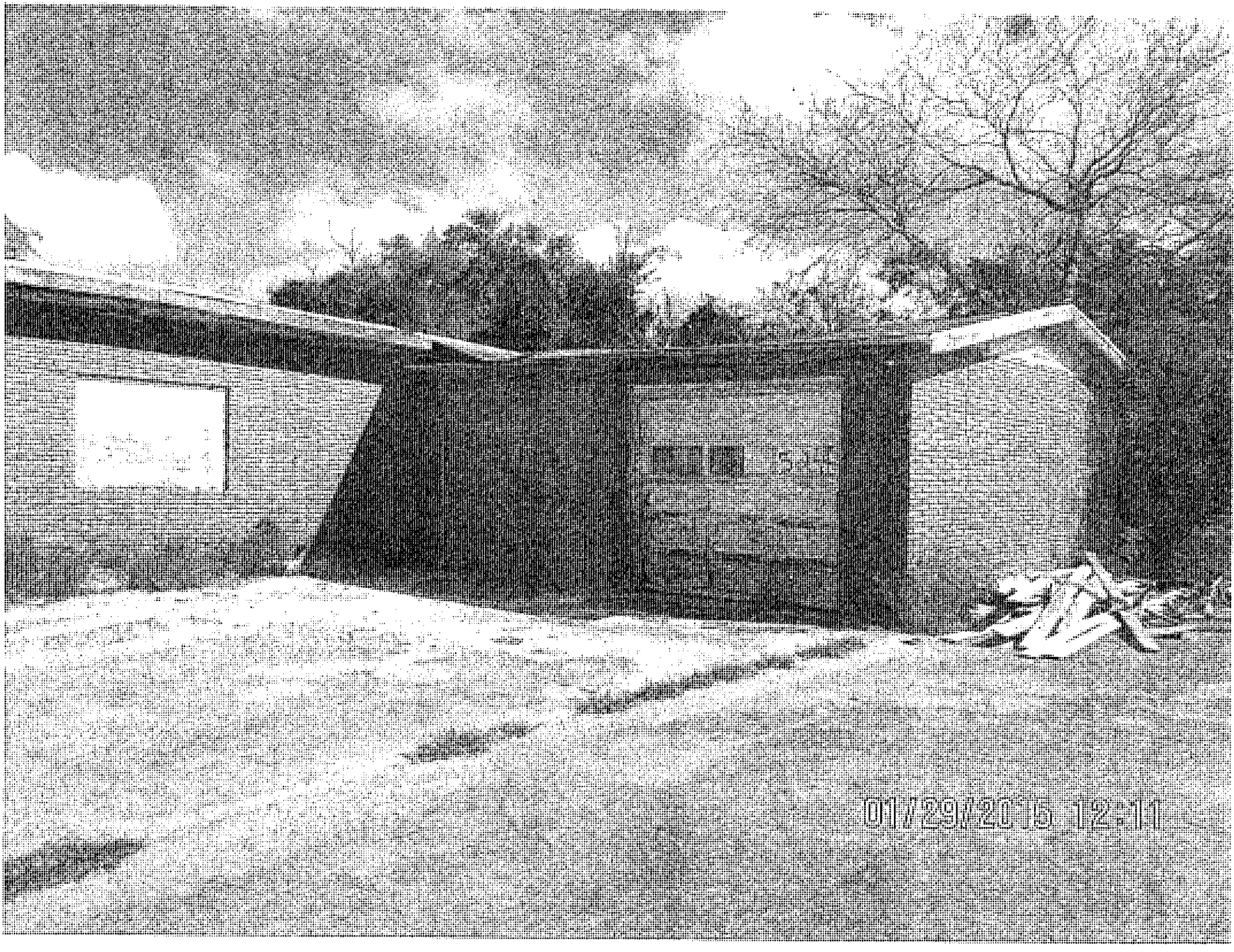

ANDREW'S
BARBER SHOP
05 . 21 . 2014 09 : 27

01/29/2015 12:10

01/28/2015 12:10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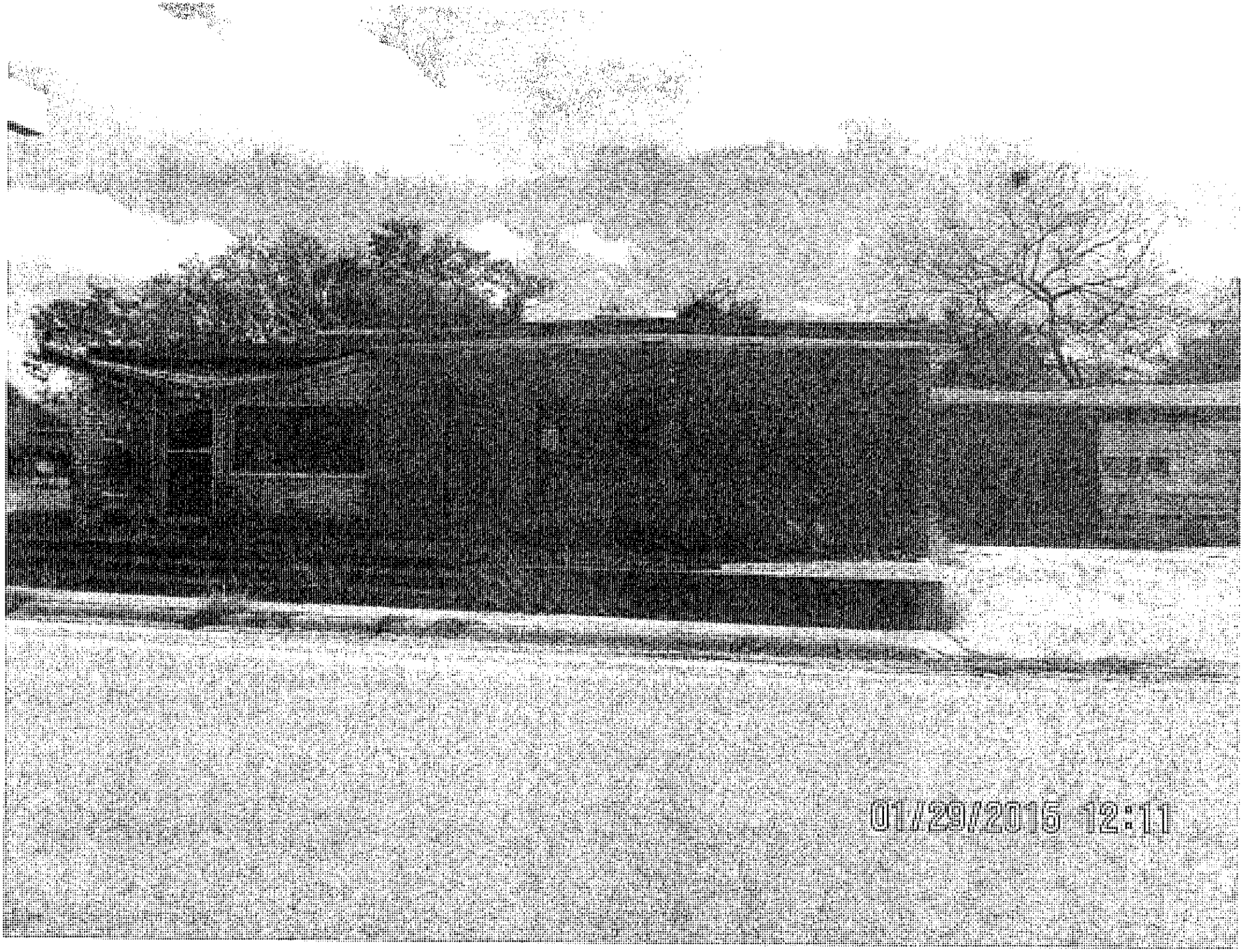
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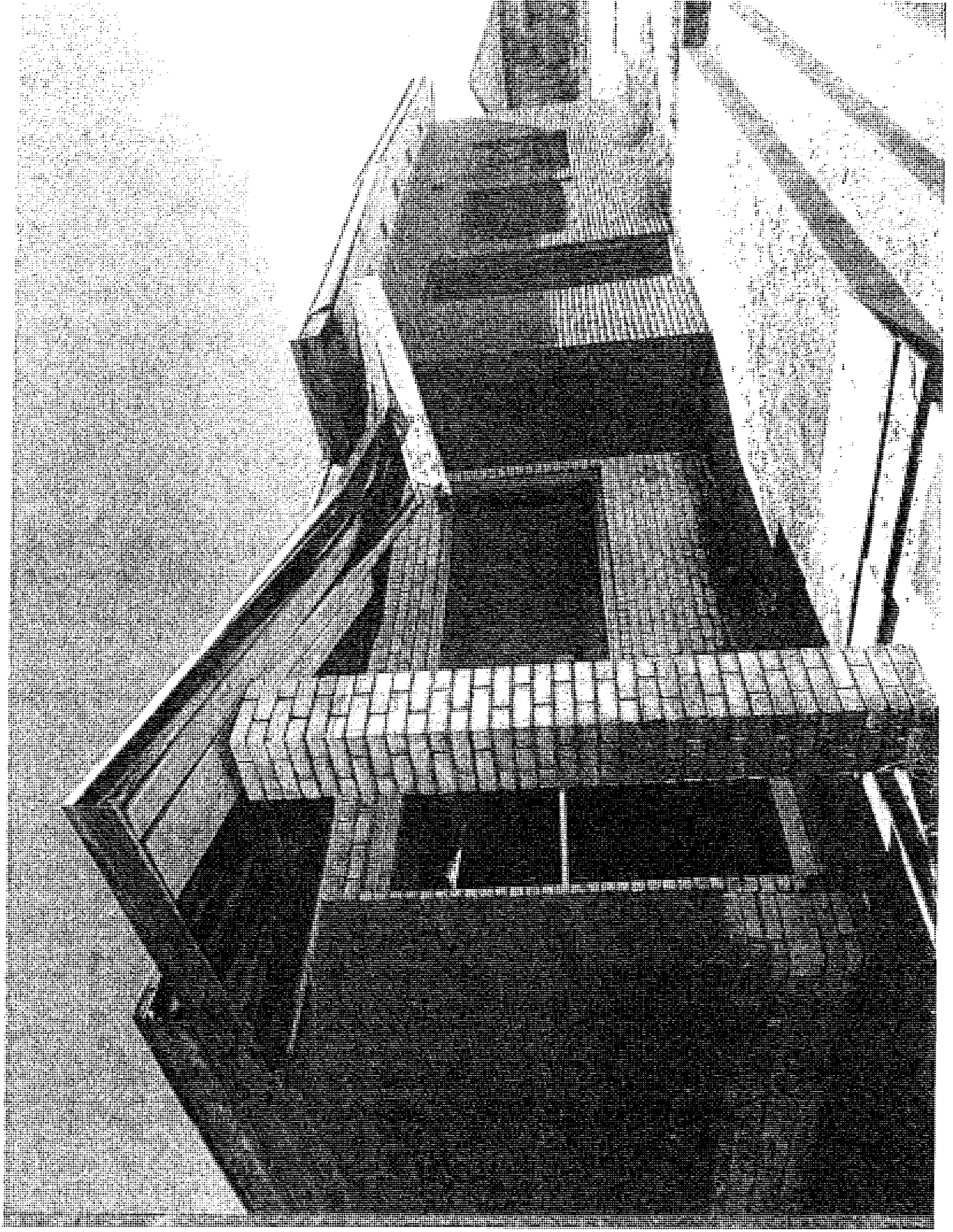

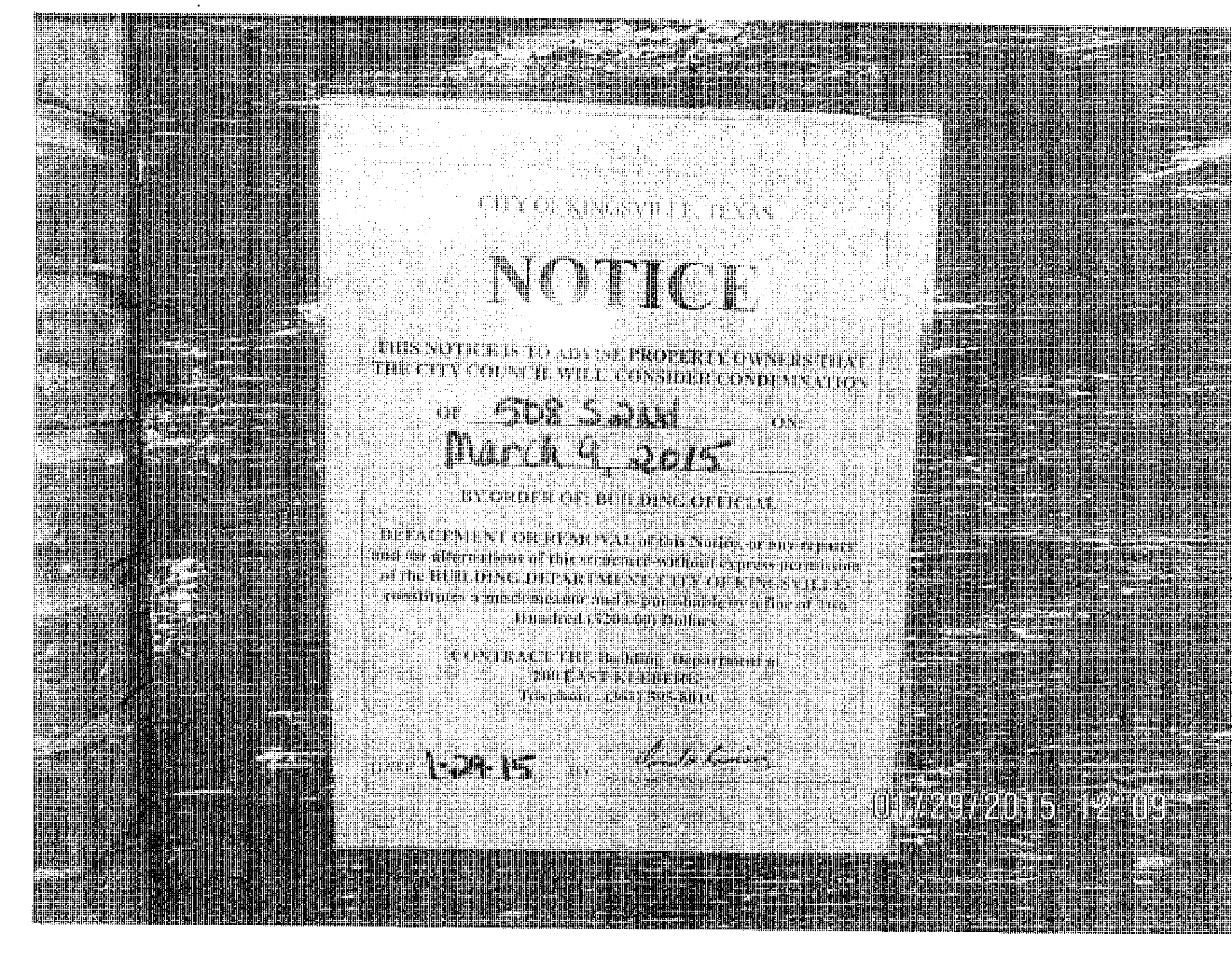

CITY OF KINGSVILLE, TEXAS

NOTICE

THIS NOTICE IS TO ADVISE PROPERTY OWNERS THAT THE CITY COUNCIL WILL CONSIDER CONDEMNATION

OF 508 S 2nd ON

March 9, 2015

BY ORDER OF: BUILDING OFFICIAL

DEFACEMENT OR REMOVAL of this Notice, or any repairs and /or alterations of this structure without express permission of the BUILDING DEPARTMENT, CITY OF KINGSVILLE, constitutes a misdemeanor and is punishable by a fine of Two Hundred ($200.00) Dollars.

CONTACT THE Building Department at
200 EAST KLEBERG
Telephone (361) 595-8010

DATE 1-28-15 BY

01/29/2015 12:03

PUBLIC HEARING #4

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
525W. LOTT		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
ORIG. TOWN	80	3,4
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
ARTHUR ALEXANDER	525 W LOTT AVE.	KINGSVILLE, TEXAS

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,AB,B,D,OU	1,2
Yard						
Condition			X		H,OU	
Utilities						
Electric			X		MI	
Gas			X		MI	
Water			X		MI	
Roof						
Covering			X		H,B	
Walls						
Exterior			X		H,B,OU	
Interior			X		H,B,OU,D	
Ceilings			X		H,B,OU,D	
Windows/Doors						
Secured			X		H,B,D,OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		H,B,OU,CONCRETE SLAB	
Interior			X		H,OU	
Plumbing			X		MI	
Electrical			X		MI	

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 10/17/2006

SIGNATURE: Daniel H. Ramirez DATE: 7-21-14

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

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Electric			X		MI	
Gas			X		MI	
Water			X		MI	
Roof						
Covering			X		H,B	
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Exterior			X		H,B,OU	
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Plumbing			X		MI	
Electrical			X		MI	

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SIGNATURE: Daniel H. Ramirez DATE: 8/12/2014

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
525W. LOTT		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
ORIG. TOWN	80	3,4
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
ARTHUR ALEXANDER	525 W LOTT AVE.	KINGSVILLE, TEXAS

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,AB,B,D,OU	1,2
Yard						
Condition			X		H,OU	
Utilities						
Electric			X		MI	
Gas			X		MI	
Water			X		MI	
Roof						
Covering			X		H,B	
Walls						
Exterior			X		H,B,OU	
Interior			X		H,B,OU,D	
Ceilings			X		H,B,OU,D	
Windows/Doors						
Secured			X		H,B,D,OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		H,B,OU,CONCRETE SLAB	
Interior			X		H,OU	
Plumbing			X		MI	
Electrical			X		MI	

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AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
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SIGNATURE: Daniel H. Ramirez DATE: 01/15/2015

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 525 Wott Phone: _____

Property Owner: Arthur L Alexander and Beverly L Phone: _____

Owner's Address: Gillespie -EST Fax: _____
525 W Loft - Kingsville TX 78363

PLANNED DATE	ACTUAL DATE	ACTION
☐ 7-21-14	7-21-14	1. Identify structure unfit for human habitation.
☐ 7-21-14	7-21-14	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 7-21-14	7-21-14	3. Determine ownership from county assessment & tax collection record.
☐ 7-21-14	7-21-14	4. Obtain legal description.
☐ 7-21-14	7-21-14	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 7-23-14	7-23-14	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐ 9-25-14	9-25-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 10-21-14	10-21-14	8. If response is not received or is not adequate, proceed as follows:
☐ 10-21-14	10-21-14	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
10-28-14	10-28-14	
resend notices	1-28-15	
☐ 10-22-14	10-22-14	☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 10-22-14	10-22-14	1) Post affidavit in newspaper twice a week for one week
resend notices	1-28-15	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐	_____	_____
☐	10-22-14	10-22-14
☐	10-21-14	10-21-14
	1-28-15	1-28-15
☐	1-28-15	1-28-15
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____
☐	_____	_____

11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
12. Photograph posted sign with date stamp.
13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
    - ☐ a. Location Map
    - ☐ b. Photographs of the structure with date stamp
    - ☐ c. Inspection report
    - ☐ d. Pre-condemnation notice
    - ☐ e. Condemnation resolution
14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
15. City Council adopts condemnation resolution.
16. File Notice of Condemnation with the County Clerk.
17. Send owner(s) & other vested interests the following:
    - ☐ a. Copy of the City Council resolution.
    - ☐ b. 45-day order to demolish
18. Post 45-day Order to Demolish on structure.
    - ☐ a. Take photo with date stamp
19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
20. Photograph posted notice with date stamp.
21. Notify utility companies to disconnect & remove services from structure for safe demolition.
22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
23. Prepare demolition cost statement consisting of:
    - ☐ a. Mailing fees
    - ☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

KLEBERG COUNTY APPRAISAL DISTRICT
PROPERTY **22741** R
Legal Description
ORIG TOWN, BLOCK 80, LOT 3, 4

OWNER ID
51124

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2014
ALEXANDER ARTHUR L
PEARLIA L GILLESPIE EST
525 W LOTT AVE
KINGSVILLE, TX 78363-5361

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		23,360
LAND MARKET	+	2,000
MARKET VALUE	=	25,360
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	25,360
HS CAP LOSS	-	0
ASSESSED VALUE	=	25,360

100108003000192 Ref ID2: R22741 Map ID PLAT

ACRES:
EFF. ACRES:

SITUS 525 W LOTT AVE TX

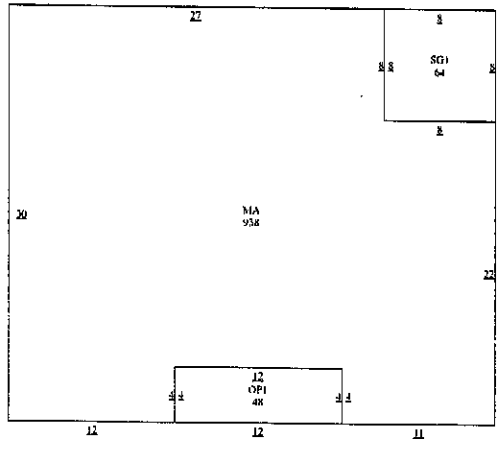
APPR VAL METHOD: Cost

GENERAL

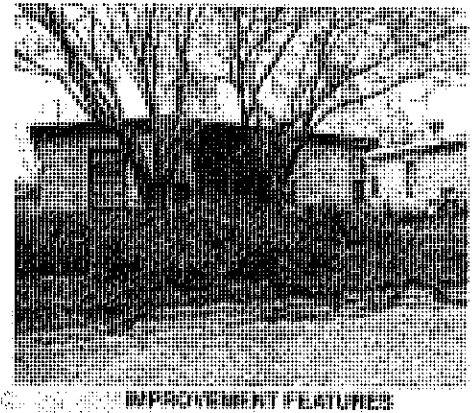
UTILITIES	LAST APPR.	IE
TOPOGRAPHY	LAST APPR. YR	2013
ROAD ACCESS	LAST INSP. DATE	04/16/2013
ZONING	NEXT INSP. DATE	
NEXT REASON		

REMARKS FOR 2013 ADD FF TABLE FF40D140 PER IE 4/16/13 JO -- FOR 2013 NO VAL CHG TO ACCT PER APPR LR 2/13/13 3/13/13 MMG -- FOR '12 CORR SITUS TO MATCH MAILING ADDR PER

SKETCH for Improvement #1 (RESIDENTIAL)



PICTURE



EXEMPTIONS

BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL
03/20/2001	ROOF		A	1,500

SALE DT	PRICE	GRANTOR	DEED INFO
09/14/2006		ALEXANDER ARTHUR	DEATH / /
01/01/1992	20,000	HILL JAMES M	OT / 62 / 216
02/01/1983		UNKNOWN	OT / 68 / 163

SUBD: S001 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF3/	938.0	43.65	1	1950	1950	A	40,940	55%	100%	100%	100%	100%	0.55	22,520
	OP1	OPEN PORCH B	R	*/	48.0	8.73	1	1950	1950	A	420	55%	100%	100%	100%	100%	0.55	230
	SG1	STORAGE FINI	R	*/	64.0	17.46	1	1950	1950	A	1,120	55%	100%	100%	100%	100%	0.55	610
1.	RESIDENTIAL		STCD: A1		1,050.0		Homesite: N				42,480							23,360

IMPROVEMENT FEATURES

Foundation	1	FD1	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT3,RM3	0
Flooring	1	FL7	0
Heating/Cooling	1	HA2	0
Plumbing	1	1	0
			0

SUBD: S001 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF40D140	A1	N	FF	50X140	40.00	2,000	1.00	1.00	A	2,000	NO			0.00	0
													2,000					0

Comment: F: 50.0 R: 50.0 FF

Effective Date of Appraisal: January 1 Date Printed: 07/23/2014 03:21:37PM by VICKI

True Automation, Inc.

STATEMENT OF ALL TAXES DUE

ACCT # 1-001-080-03000-192
DATE 07/23/2014
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

ORIG TOWN, BLOCK 80, LOT 3, 4

TOWN -
ACRES - .160

LOCATION- 525 W LOTT AVE

Values

LAND MKT VALUE	2,000	IMPR/PERS MKT VAL	23,360
LAND AGR VALUE		MKT. BEFORE EXEMP	25,360
		LIMITED TXBL. VAL	
EXEMPTIONS GRANTED:	NONE	SUIT NO	7508C

ALEXANDER ARTHUR L
PEARLIA L GILLESPIE EST.
525 W LOTT AVE

KINGSVILLE TX 78363-5361

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2008	728.42	568.17	259.32	1,555.91
TAXES 2009	724.35	478.07	240.48	1,442.90
TAXES 2010	749.33	404.63	230.78	1,384.74
TAXES 2011	790.95	332.20	224.64	1,347.79
TAXES 2012	797.06	239.12	207.23	1,243.41
TAXES 2013	809.23	145.65	190.97	1,145.85
	4,599.34	2,167.84	1,353.42	8,120.60

ACCT # 1-001-080-03000-192

TOTAL DUE 07/2014	8,120.60
TOTAL DUE 08/2014	8,175.80
TOTAL DUE 09/2014	8,231.07
TOTAL DUE 10/2014	8,286.20

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	1,087.14	512.54	319.94	1,919.62
CITY OF KINGSVILLE	1,261.02	600.36	372.27	2,233.65
KINGSVILLE ISD	2,153.79	1,010.64	632.88	3,797.31
SOUTH TX WATER AUTH	97.39	44.30	28.33	170.02

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	188.88
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	213.58
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	385.19
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	21.58
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	809.23

ATTY DAT 05/25/2011

STATEMENT OF ALL TAXES DUE

ACCT # 1-001-080-03000-192
DATE 01/16/2015
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

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ORIG TOWN, BLOCK 80, LOT 3, 4

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LOCATION 525 W LOTT AVE
ACRES - .160

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LAND AGR VALUE		MKT. BEFORE EXEMP	25,360
		LIMITED TXBL VAL	

EXEMPTIONS GRANTED: NONE SUIT NO. 7508C

ALEXANDER ARTHUR L
PEARLIA L GILLESPIE EST
525 W LOTT AVE

KINGSVILLE TX 78363-5361

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2008	728.42	611.87	268.05	1,608.34
TAXES 2009	724.35	521.53	249.18	1,495.06
TAXES 2010	749.33	449.60	239.79	1,438.72
TAXES 2011	790.95	379.65	234.12	1,404.72
TAXES 2012	797.06	286.95	216.80	1,300.81
TAXES 2013	809.23	194.22	200.69	1,204.14
TAXES 2014	809.31	.00	.00	809.31
	5,408.65	2,443.82	1,408.63	9,261.10

ACCT # 1-001-080-03000-192

TOTAL DUE 01/2015	**9,261.10**
TOTAL DUE 02/2015	9,372.92
TOTAL DUE 03/2015	9,444.31
TOTAL DUE 04/2015	9,515.74

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	1,276.02	577.77	332.98	2,186.77
CITY OF KINGSVILLE	1,474.60	676.04	387.41	2,538.05
KINGSVILLE ISD	2,538.98	1,139.86	658.73	4,337.57
SOUTH TX WATER AUTH	119.05	50.15	29.51	198.71

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	188.88
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	213.58
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	385.19
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	21.66
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	809.31

ATTY DAT 05/25/2011

Prop ID	Owner	%	Legal Description			Values		
32779	57454	100.00 R	**Geo: 100107925005192**	Effective Acres: 0.000000	Imp HS:	20,950	Market:	21,950
LOPEZ ZORIDA			ORIG TOWN, BLOCK 79, LOT 25, 26		Imp NHS:	0	Prod Loss:	0
418 W HUISACHE					Land HS:	1,000	Appraised:	21,950
KINGSVILLE, TX 78363-5348				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	21,950
			Situs: 418 W HUISACHE TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			21,950	0	21,950	0.842200	184.86

25345	46823	100.00 R	**Geo: 100107927000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	250
LAY VICTORIA R			ORIG TOWN, BLOCK 79, LOT 27		Imp NHS:	0	Prod Loss:	0
% RAYNI SCOTT					Land HS:	0	Appraised:	250
9710 CLOISTER DR				Acres:	0.0000 Land NHS:	250	Cap:	0
DALLAS, TX 75228-3615			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	250
Agent: RAYNI SCOTT			Situs: 400 W HUISACHE BLK	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			250	0	250	0.842200	2.11

17768	28197	100.00 R	**Geo: 100107928000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	250
CARTER BETTYE			ORIG TOWN, BLOCK 79, LOT 28		Imp NHS:	0	Prod Loss:	0
829 S 24TH ST					Land HS:	0	Appraised:	250
KINGSVILLE, TX 78363-6519				Acres:	0.0000 Land NHS:	250	Cap:	0
			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	250
			Situs: 422 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			250	0	250	0.842200	2.11

10057	10057	100.00 R	**Geo: 100107929000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	26,410
NEW LIFE FELLOWSHIP			ORIG TOWN, BLOCK 79, LOT 29, 30		Imp NHS:	25,410	Prod Loss:	0
OF CORPUS CHRISTI INC					Land HS:	0	Appraised:	26,410
PO BOX 5190				Acres:	0.0000 Land NHS:	1,000	Cap:	0
CORPUS CHRISTI, TX 78465-51			State Codes: F1	Map ID:	PLAT Prod Use:	0	Assessed:	26,410
			Situs: 426 W HUISACHE	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			26,410	0	26,410	0.842200	222.43

10813	34011	100.00 R	**Geo: 100107931000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	1,000
COMBS SHERRI LYNN			ORIG TOWN, BLOCK 79, LOT 31, 32, (KING'S BBQ)		Imp NHS:	0	Prod Loss:	0
2801 DENTON TAP RD, APT					Land HS:	0	Appraised:	1,000
LEWISVILLE, TX 75067-8158				Acres:	0.0000 Land NHS:	1,000	Cap:	0
			State Codes: C1	Map ID:	PLAT Prod Use:	0	Assessed:	1,000
			Situs: 430 S 2ND ST	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

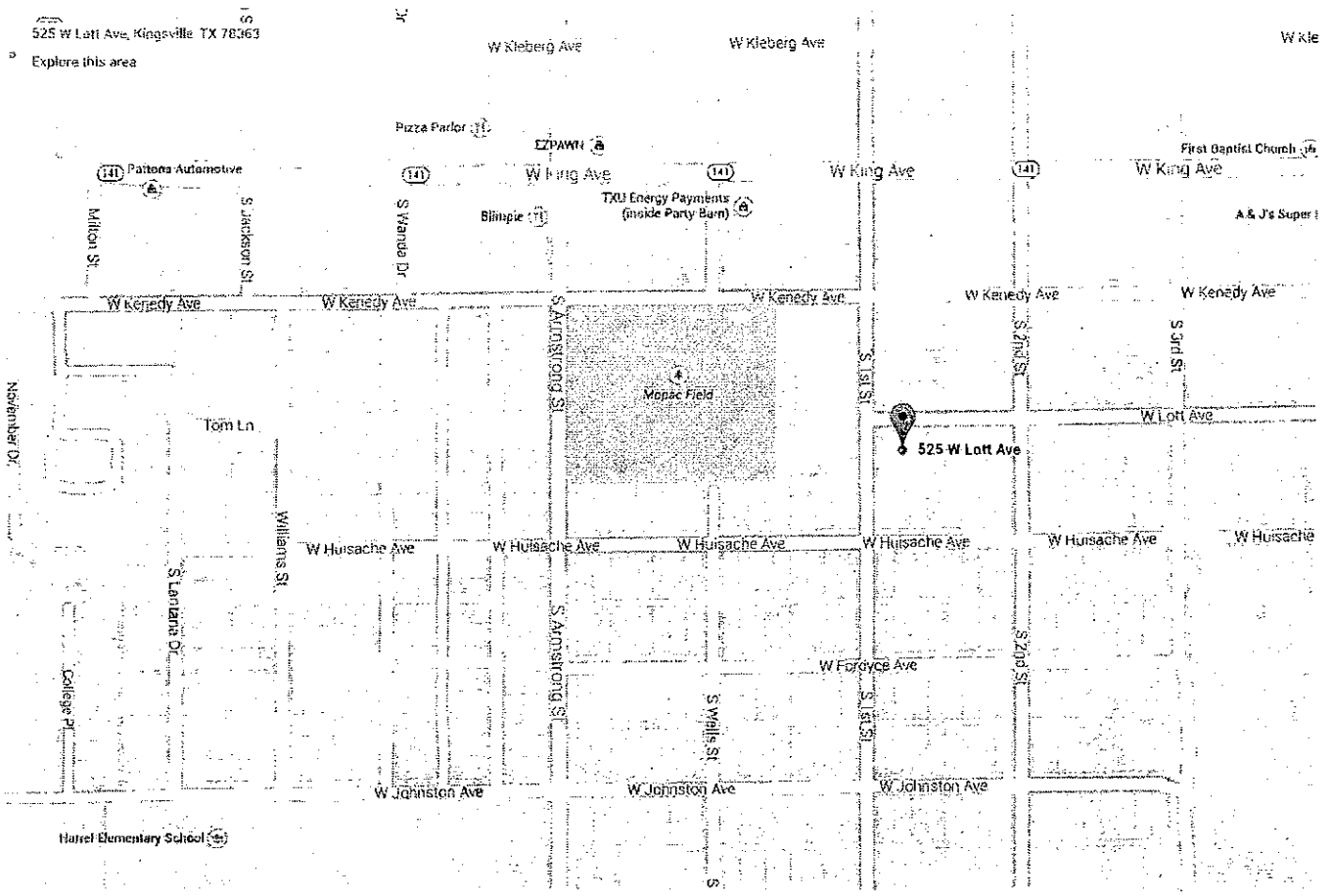
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			1,000	0	1,000	0.842200	8.42

21963	49100	100.00 R	**Geo: 100108001000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	23,350
WHITE LINDA J EST			ORIG TOWN, BLOCK 80, LOT 1, 2		Imp NHS:	21,350	Prod Loss:	0
529 W LOTT AVE					Land HS:	0	Appraised:	23,350
KINGSVILLE, TX 78363-5361				Acres:	0.0000 Land NHS:	2,000	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	23,350
			Situs: 529 W LOTT	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			23,350	0	23,350	0.842200	196.65

22741	51124	100.00 R	**Geo: 100108003000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	25,360
ALEXANDER ARTHUR L			ORIG TOWN, BLOCK 80, LOT 3, 4		Imp NHS:	23,360	Prod Loss:	0
PEARLIA L GILLESPIE EST					Land HS:	0	Appraised:	25,360
525 W LOTT AVE				Acres:	0.0000 Land NHS:	2,000	Cap:	0
KINGSVILLE, TX 78363-5361			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	25,360
			Situs: 525 W LOTT AVE TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			25,360	0	25,360	0.842200	213.58


525 W Lott Ave, Kingsville, TX 78363
Explore this area
W Kleberg Ave
Pizza Parlor
ΣPAWN
First Baptist Church
Pattons Automotive
W King Ave
TXU Energy Payments (inside Party Barn)
Blimpie
A & J's Super
Milton St
S Jackson St
S Wanda Dr
W Kenedy Ave
S Armstrong St
Mopac Field
S 1st St
S 2nd St
S 3rd St
525 W Lott Ave
W Lott Ave
Tom Ln
November Dr
Williams St
W Huisache Ave
S Lantana Dr
College Pl
W Forayce Ave
S Wells St
W Johnston Ave
Harrel Elementary School
Map data ©2014 Google 200 ft

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JULY 23, 2014

ARTHUR L ALEXANDER AND PEARLIA L GILLESPIE EST
525 W LOTT
KINGSVILLE, TX 78363

Re: ORIG TOWN, BLOCK 80, LOT 3, 4 525 W LOTT

Dear Sir or Madam:

It has been determined that the structure at **525 W LOTT** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

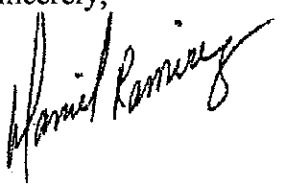
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

SEPTEMBER 25, 2014

ARTHUR L ALEXANDER AND PEARLIA L GILLSPIE EST
525 W LOTT
KINGSVILLE, TX 78363

Re: ORIG TOWN, BLOCK 80, LOT 3, 4 525 W LOTT

Dear Sir or Madam:

It has been determined that the structure at **525 W LOTT** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

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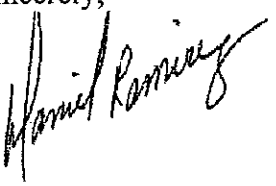
If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 6055

OCTOBER 21, 2014

ARTHUR ALEXANDER AND PEARLIA GILLISPIE
525 W LOTT
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 525 W LOTT**

Dear Sir or Madam:

On JULY 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **525 W LOTT** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, NOVEMBER 24, 2014** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for NOVEMBER 24, 2014.

The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 1155

OCTOBER 28, 2014

ALEXANDER ARTHUR L AND PEARLIE GILLISPIE EST.
525 W LOTT
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 525 W LOTT**

Dear Sir or Madam:

On JULY 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **525 W LOTT** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

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The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5799

JANUARY 28, 2015

ALEXANDER ARTHUR L AND PEARLIA L GILLESPIE EST.
525 W LOTT
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 525 W LOTT**

Dear Sir or Madam:

On July 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **525 W LOTT** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2015** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for MARCH 9, 2015.

The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

7011 1570 0003 3833 1155

8364

Alexander Arthur L and
Pearlie Gillespie Est.
525 W Lott
Kingsville, Tx 78363

VAC

RETURN
TO SENDER
VACANT

UTF

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
31 OCT 2014 PM 1 T

Energy Action Month

Alexander Arthur L and
Pearlie Gillespie Est

NIXIE 782 4C 1 0111/06/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
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CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
23 OCT 2014 PM2 T

Energy Action Month

Arthur Alexander
Prairie Gillespie
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UNABLE TO FORWARD

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CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
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Energy Action Month

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Arthur Alexander
Prairie Gillespie

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

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CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

Arthur L Alexander
Pearlia L Gillespie est
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Arthur L Alexander
Pearlie L Gillspie est
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CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 284
25 JUL 2014 PM 2 L

Arthur L Alexander
Pearlie L Gillespie
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NIXIE 782 SE 1009 0007/29/14

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CITY OF KINGSVILLE

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Arthur L Alexander
Pearlie L Gillespie
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CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
23 OCT 2014 PM

Energy Action Month

10/23/2014

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Arthur Alexander
Pearlie Gillespie
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NIXIE 782 SE 1009 0010/26/14

RETURN TO SENDER
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UNABLE TO FORWARD

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CITY OF KINGSVILLE

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CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
23 OCT 2014 PM

Energy Action Month

10/23/2014

US POSTAGE $00.48

ZIP 78363
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Arthur Alexander
Pearlie Gillespie
K

NIXIE 782 4C 1 0110/28/14

RETURN TO SENDER
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UNABLE TO FORWARD

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CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

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Pearlia C Gillespie est
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UNABLE TO FORWARD

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CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

CORPUS CHRISTI TX 784
RIO GRANDE DISTRICT
31 OCT 2014 PM 10/31/2014
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Energy Action Month

ZIP 78363
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Alexander Arthur L and
Pearlia Gillespie Est

NIXIE 782 4C 1 0111/06/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
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BC: 78364145858 *0488-02847-31-39

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CITY OF KINGSVILLE

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FIRST-CLASS MAIL

ZIP 78363
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Arthur L Alexander
Pearlie L Gillspie Est

VAC

NIXIE 782 CC 1 0116/07/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
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CITY OF KINGSVILLE

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ZIP 78363
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101414

VAC

Alexander Arthur L and
Pearlie Gillespie Est.
525 W Lott
Kingsville, Tx 78363

UTF

RETURN
TO SENDER
VACANT

160.2

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 784
29 JAN 2015

US POSTAGE $06.48

ZIP 78363
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Alexander Arthur L
Pearlie L. Gillespie Est

NIXIE 782 SE 1465 0002/04/15

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 78364145858 *0488-21324-29-40

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CERTIFIED MAIL

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160.2

CORPUS CHRISTI
TX 784
29 JAN 2015

US POSTAGE $06.48

ZIP 78363
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FEB 14 2015

Alexander Arthur L
Pearlie L. Gillespie Est

NIXIE 782 4E 1009 0102/10/15

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

*0488-21337-29-40

834 78363+5361

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 784
25 JUL 2014 PM 2
neopost
07/25/2014
US POSTAGE $00.48

ZIP 78363
041L11238105

Arthur L Alexander
Pearlie L Gillespie
[illegible] Lott

NIXIE 782 SE 1009 0007/29/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 78364145858 *0588-05939-25-40

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07/25/2014
US POSTAGE $06.69

ZIP 78363
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VAC

Arthur L Alexander
Pearlie L Gillespie
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NIXIE 782 CE 1009 0107/31/14

RETURN TO SENDER
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*1310-00489-25-41

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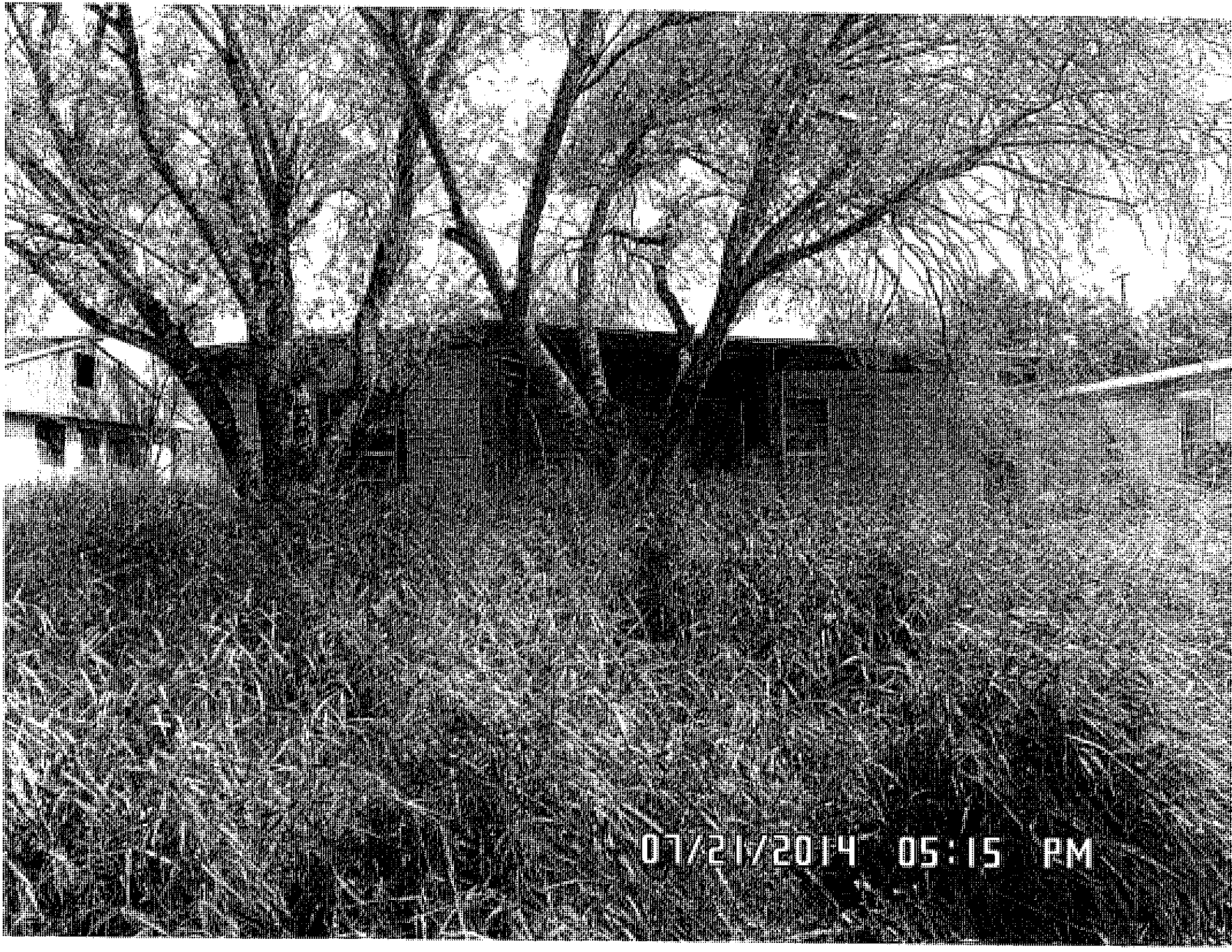
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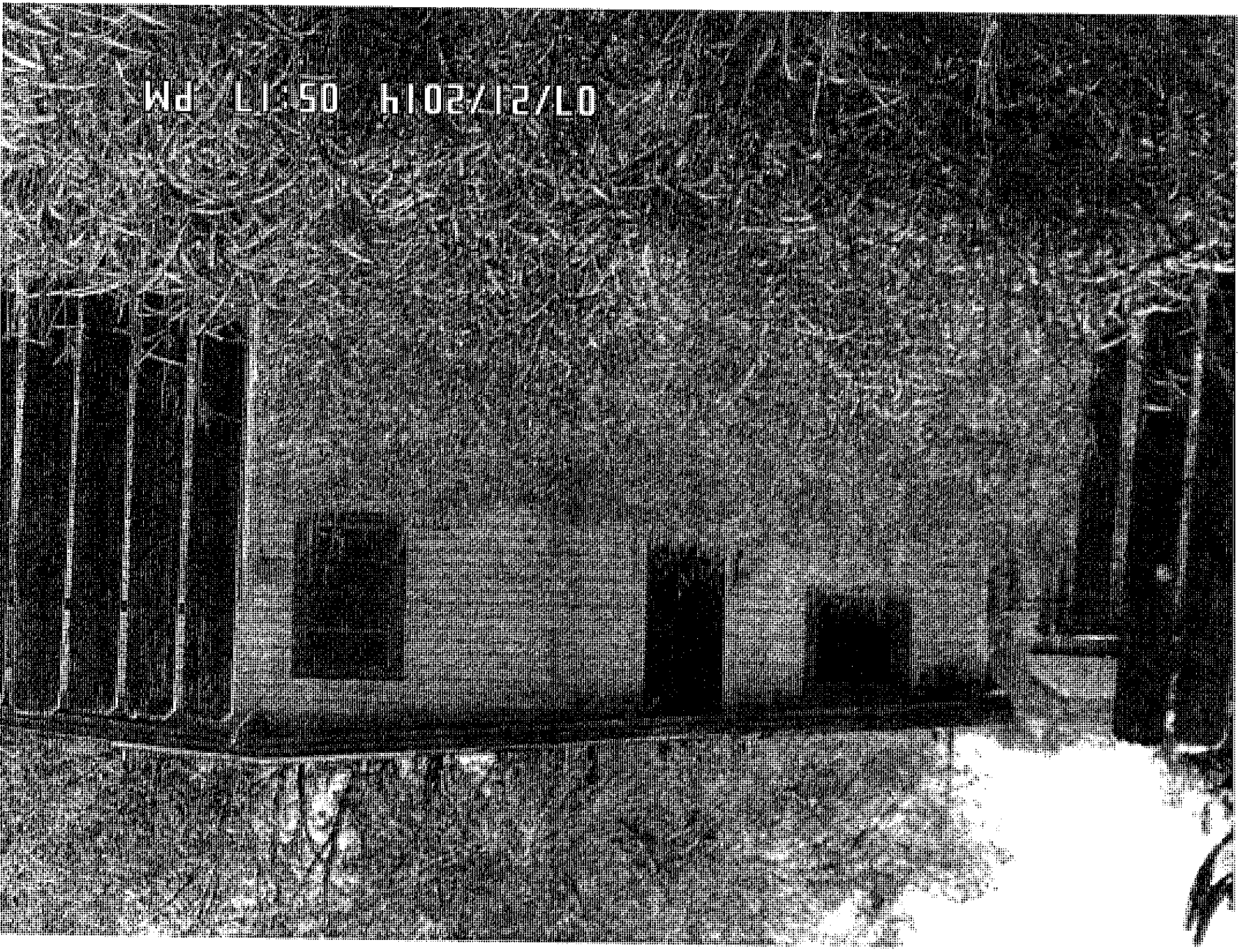
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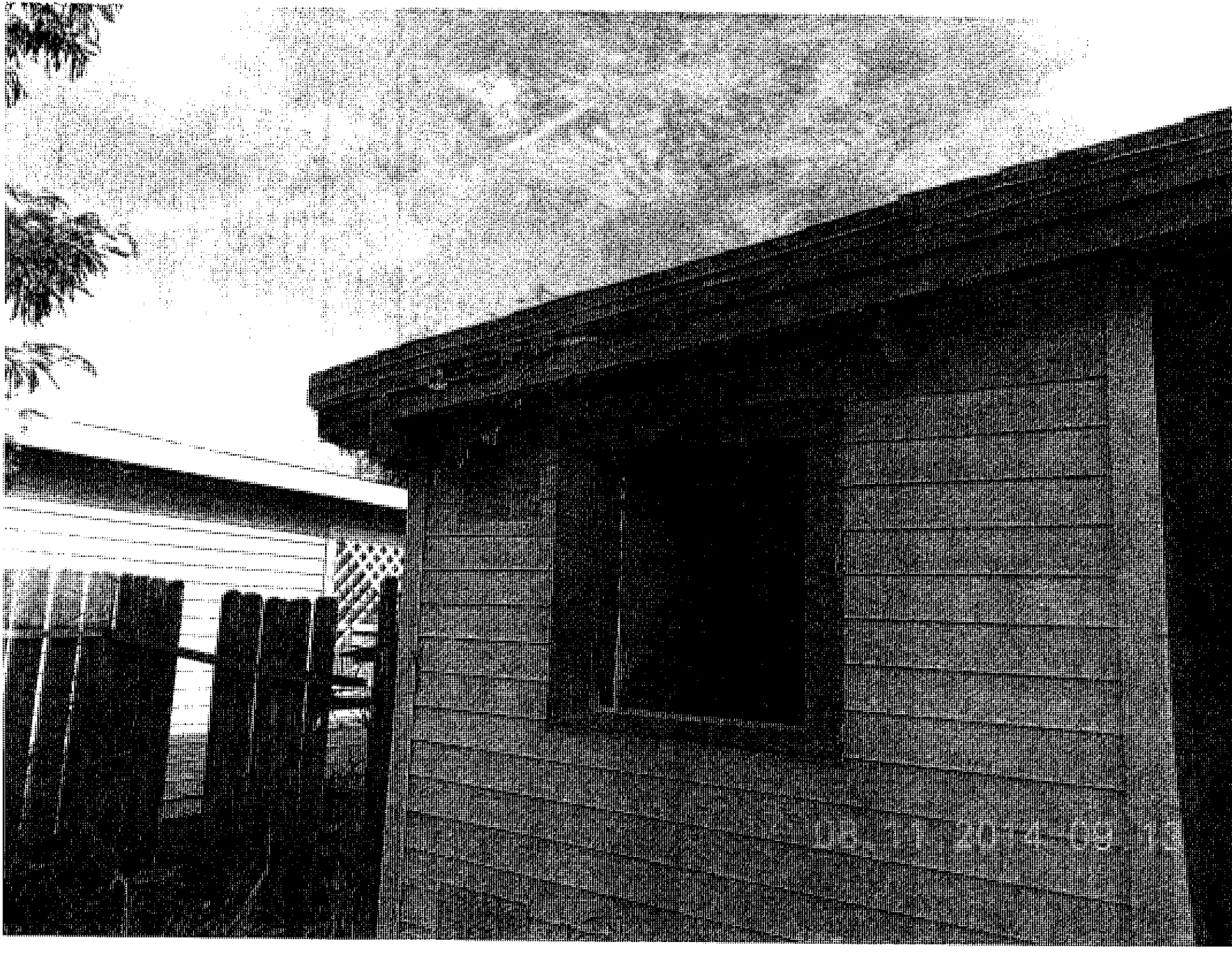
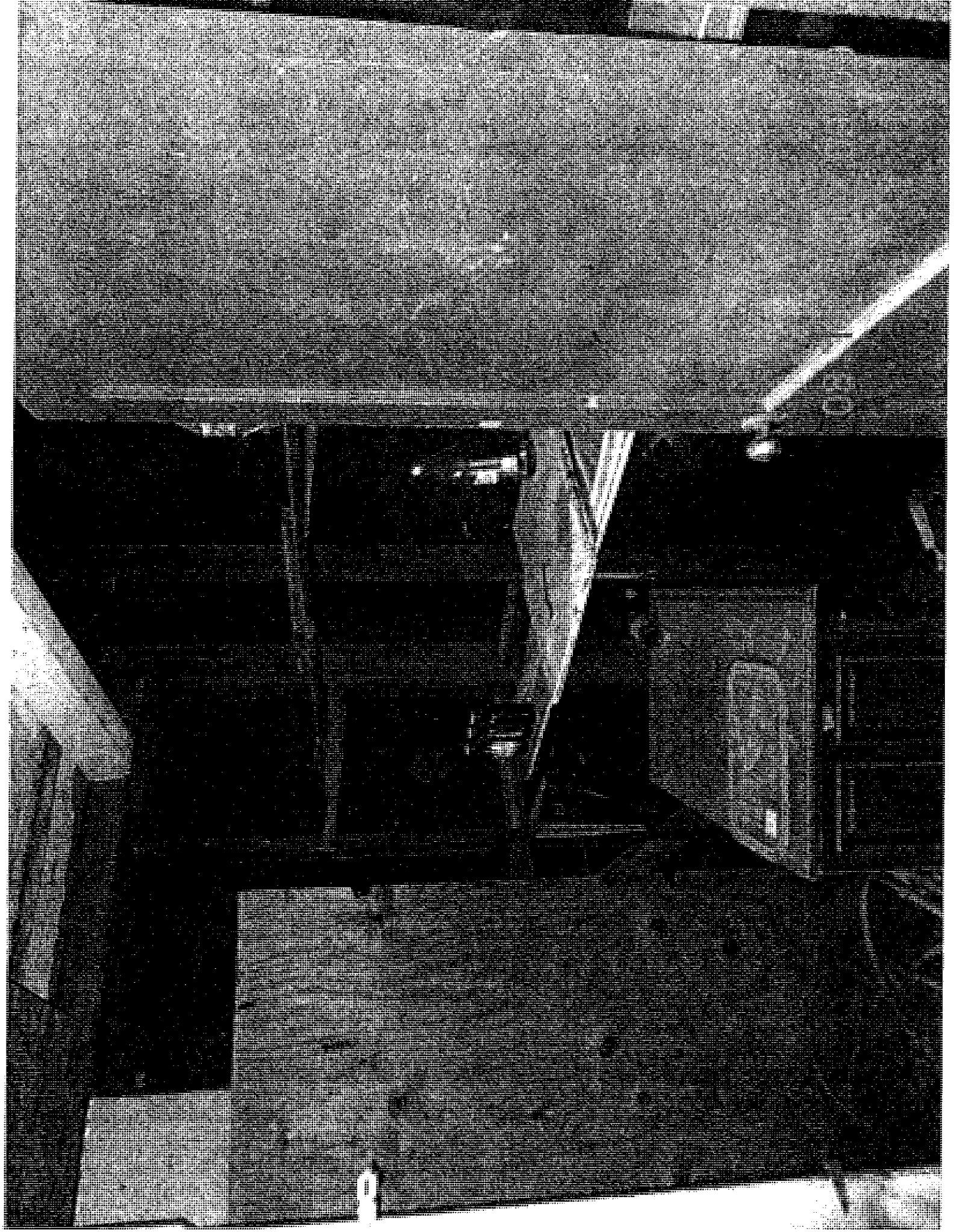
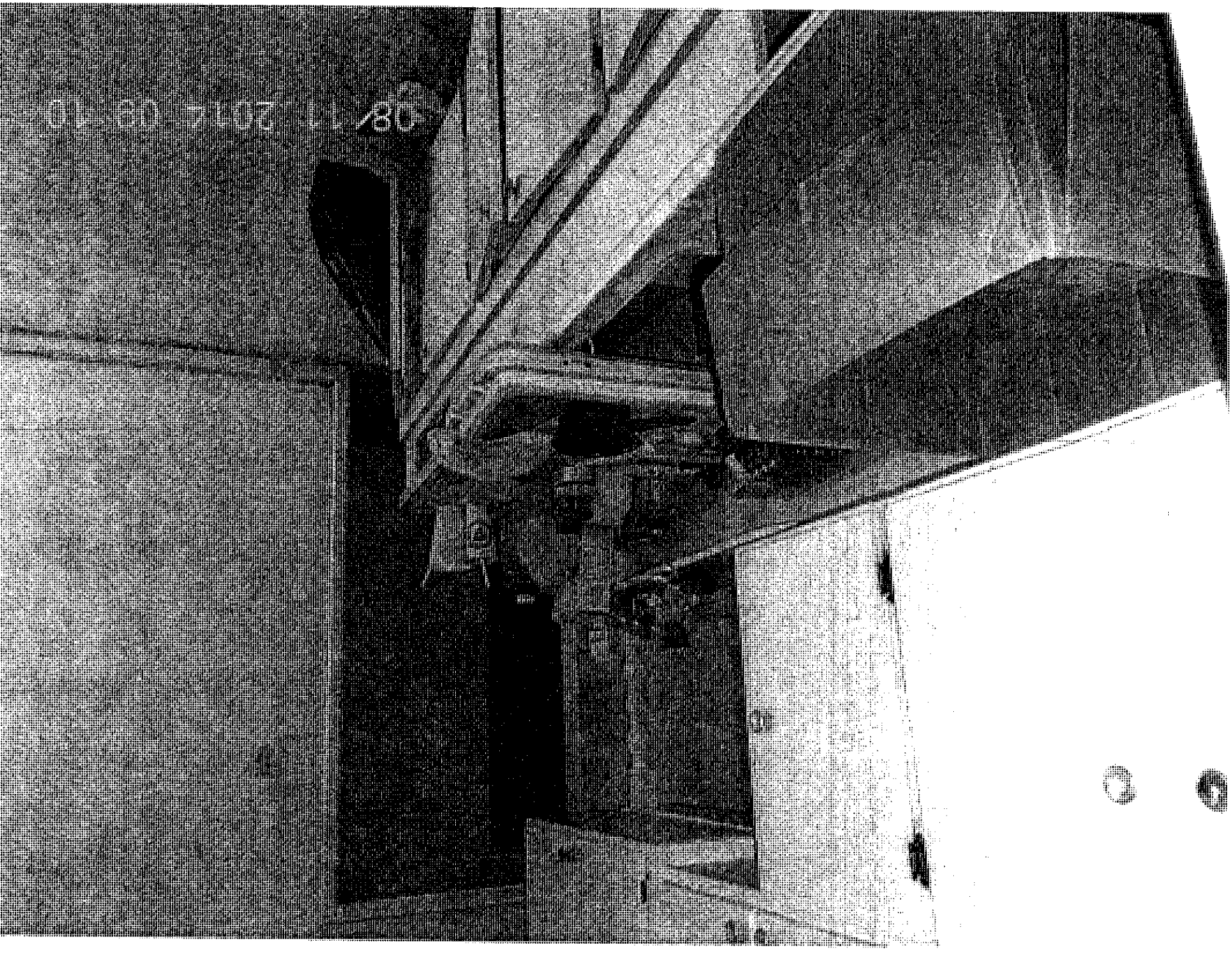
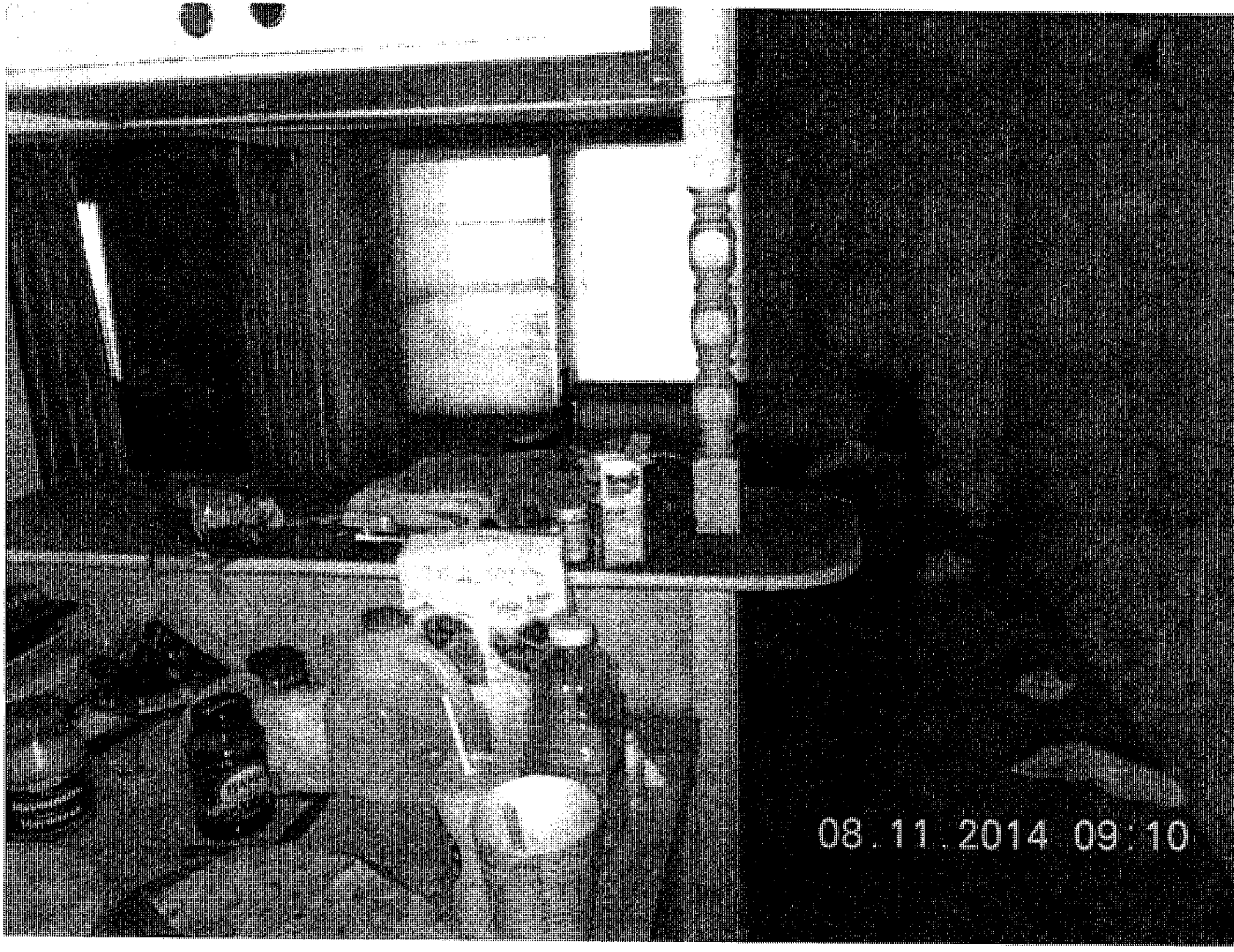




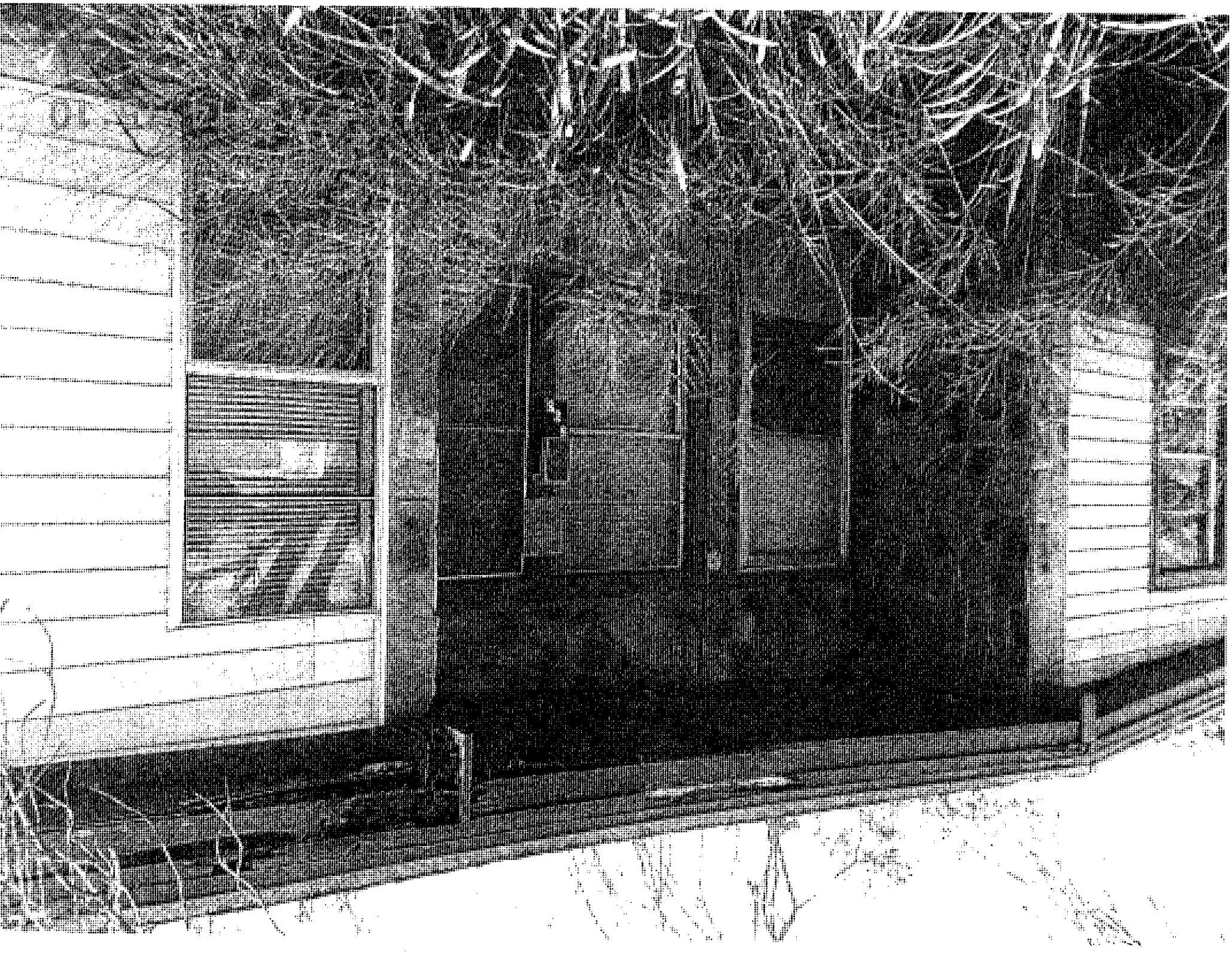


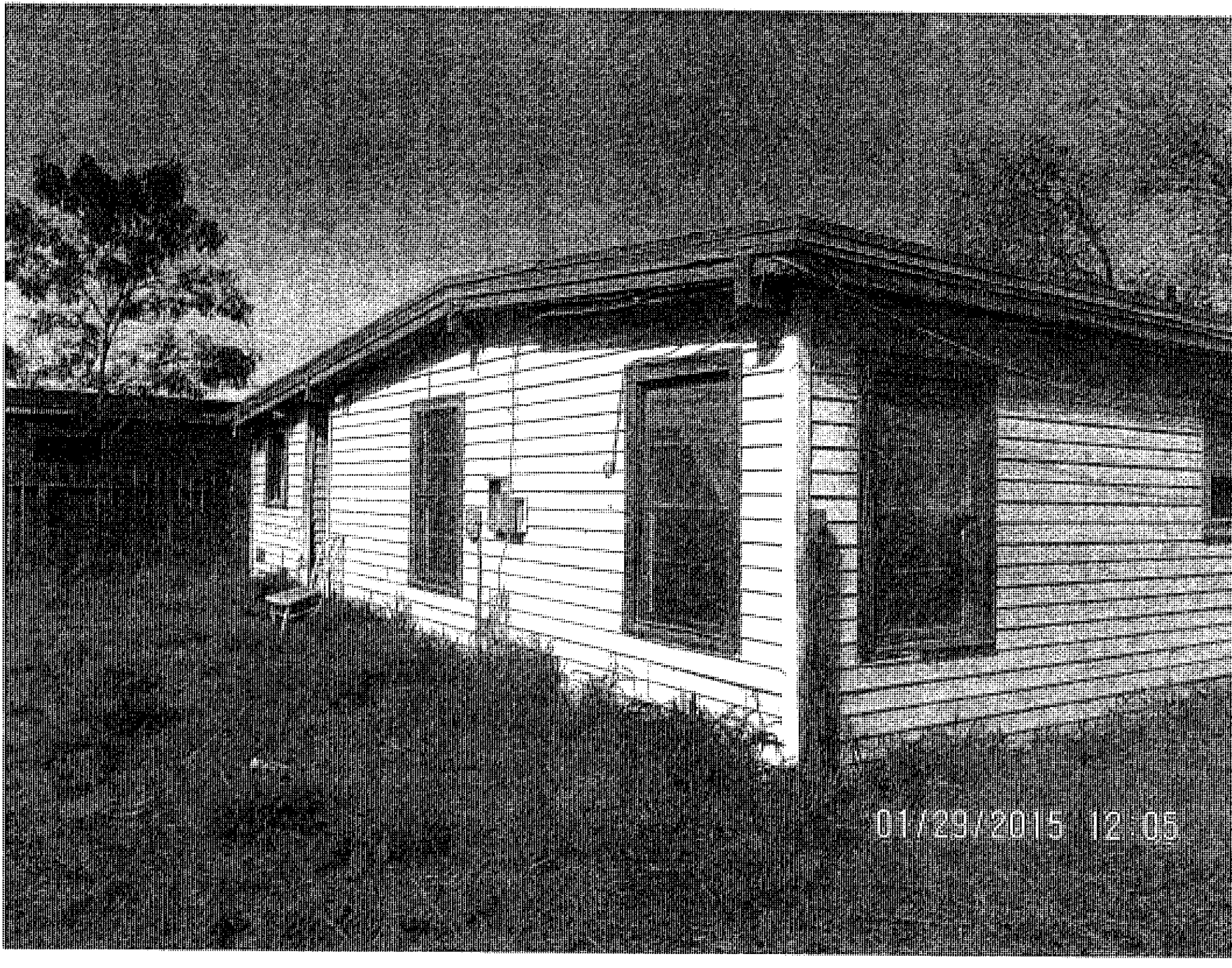

08.11.2014 09:10

08.11.2014 09:10

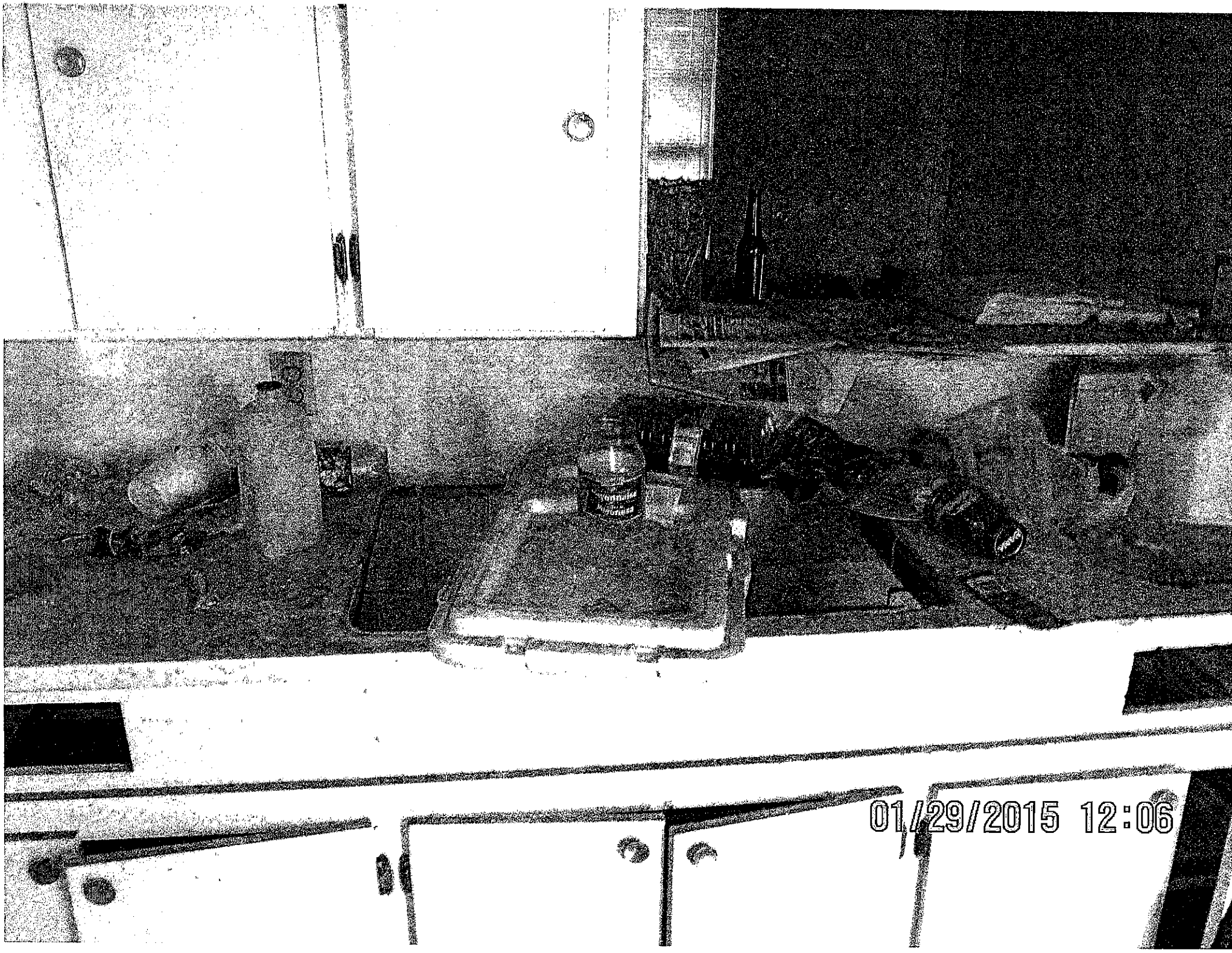
08.11.2014 09:11

NOTICE




01/29/2015 12:05

01/29/2015 12:06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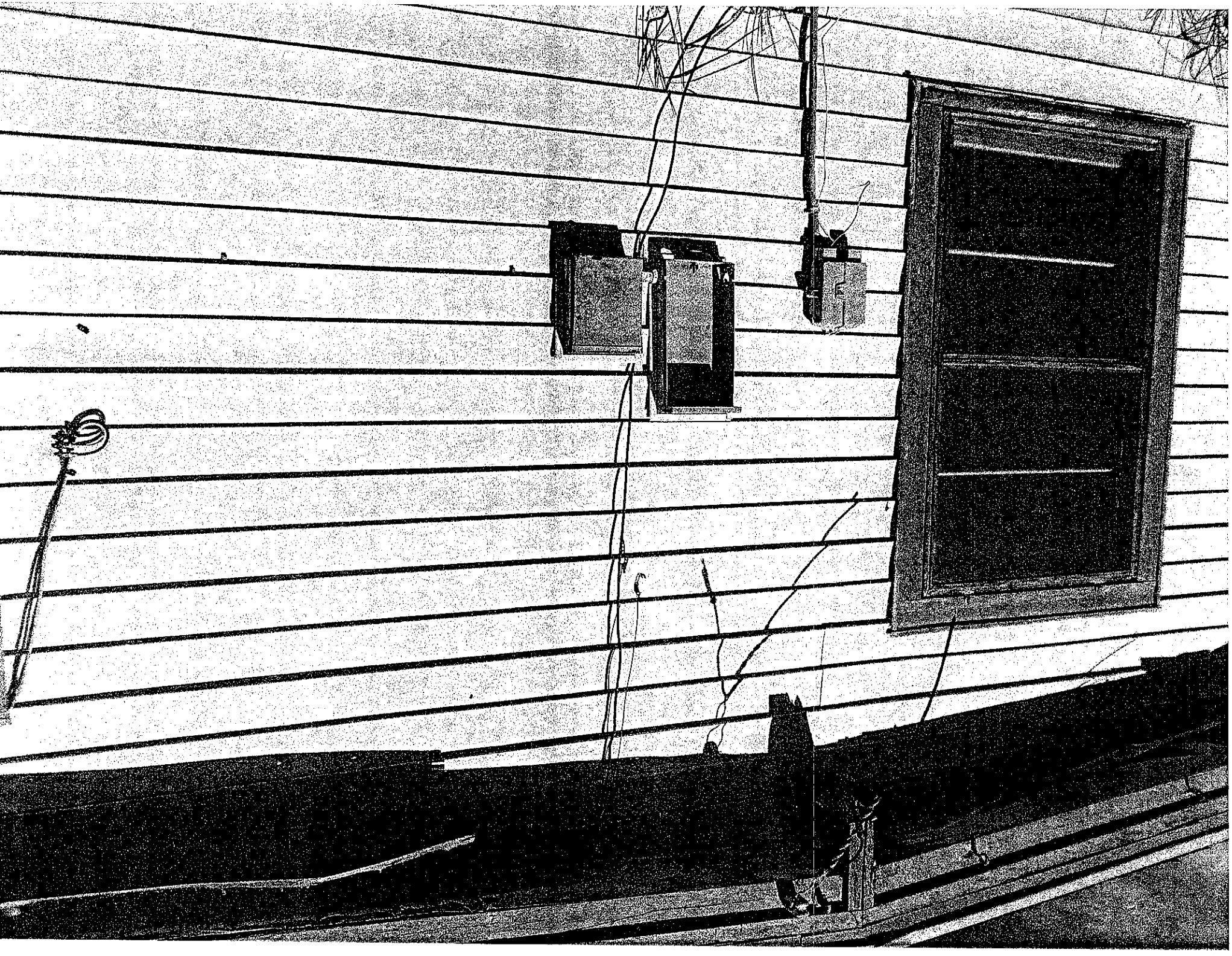
01/29/2015 12:06



NOTICE

THIS NOTICE IS TO ADVISE PROPERTY OWNERS THAT THE CITY COUNCIL WILL CONSIDER CONDEMNATION

OF 525 [illegible] ON

[illegible]

BY ORDER OF BUILDING OFFICIAL

DEFACEMENT OR REMOVAL [illegible] any repairs and/or alterations of this [illegible] express permission of the BUILDING DEPARTMENT [illegible] CITY OF KINGSVILLE constitutes a misdemeanor and is [illegible] Hundred [illegible] Dollars

CONTRACT THE [illegible] Department [illegible]

[illegible]

01/29/2015 12:34

01/29/2015 12:04

PUBLIC HEARING #5

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
128 ? W. AVE A		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
TRANQUITAS 1	1S	23,24
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
MARIA OFELIA ROBLES	128 W AVE A	KINGSVILLE, TEXAS 78363-3767

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,AB,D,OU	1,2
Yard						
Condition			X		H,OV	
Utilities						
Electric			X		MI	
Gas			X		MI	
Water			X		MI	
Roof						
Covering			X		H,OU	
Walls						
Exterior			X		H,B,D,OU	
Interior			X		H,B,D,OU	
Ceilings			X		H,B,D,OU	
Windows/Doors						
Secured			X		H,B,D,OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		H,B,D,OU	
Interior			X		H,B,D,OU	
Plumbing			X		MI	
Electrical			X		MI	

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 07/13/2007

SIGNATURE: _____ DATE: 7-28-14

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
128 W. AVE A		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
TRANQUITAS 1	15	23,24
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
MARIA OFELIA ROBLES	128 W AVE A	KINGSVILLE, TEXAS 78363-3767

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			X		H,AB,B,D,OU	1,2,6
Yard						
Condition			X		H,OV	
Utilities						
Electric			X		MI	
Gas			X		MI	
Water			X		MI	
Roof						
Covering			X		H,OU	
Walls						
Exterior			X		H,B,D,OU	
Interior			X		H,B,D,OU	
Ceilings			X		H,B,D,OU	
Windows/Doors						
Secured			X		H,B,D,OU	
Condition			X		H,B,D,OU	
Foundation						
Exterior			X		H,B,D,OU	PIERS,CONCRETE PORCH
Interior			X		H,B,D,OU	
Plumbing			X		MI	
Electrical			X		MI	

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

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SIGNATURE: Daniel H. Ramirez DATE: 1-28-15

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 128 W Ave A
Property Owner: Maria Olivia Robles
Owner's Address: 128 W Ave A Kingsville, TX 78363

Phone: _____
Phone: _____
Fax: _____

PLANNED DATE	ACTUAL DATE	ACTION
☐ 7-21-14	7-21-14	1. Identify structure unfit for human habitation.
☐ 7-21-14	7-21-14	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 7-21-14	7-21-14	3. Determine ownership from county assessment & tax collection record.
☐ 7-21-14	7-21-14	4. Obtain legal description.
☐ 7-21-14	7-21-14	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 7-23-14	7-23-14	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐ 9-25-14	9-25-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 1-28-15	1-28-15	8. If response is not received or is not adequate, proceed as follows:
☐ 1-28-15	1-28-15	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 1-28-15	1-28-15	1) Post affidavit in newspaper twice a week for one week
☐ 1-30-15	1-30-15	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐ _____	_____	11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐ 1-30-15	1-30-15	12. Photograph posted sign with date stamp.
☐ 1-28-15	1-28-15	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
		☐ d. Pre-condemnation notice
		☐ e. Condemnation resolution
☐ 1-28-15	1-28-15	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐ _____	_____	15. City Council adopts condemnation resolution.
☐ _____	_____	16. File Notice of Condemnation with the County Clerk.
☐ _____	_____	17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐ _____	_____	18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐ _____	_____	19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐ _____	_____	20. Photograph posted notice with date stamp.
☐ _____	_____	21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐ _____	_____	22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐ _____	_____	23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

KLEBERG COUNTY APPRAISAL DISTRICT
PROPERTY **13224** R
Legal Description
TRANQUITAS 1, BLOCK 15, LOT 23, 24

OWNER ID
12645

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2014
ROBLES MARIA OFELIA
128 W A AVE
KINGSVILLE, TX 78363-3767

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		17,970
LAND MARKET	+	3,840
MARKET VALUE	=	21,810
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	21,810
HS CAP LOSS	-	0
ASSESSED VALUE	=	21,810

178401523000192

Ref ID2: R13224
Map ID A1

ACRES: .0000
EFF. ACRES:

SITUS 128 W AVE A TX

APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	LR
TOPOGRAPHY	LAST APPR. YR	2014
ROAD ACCESS	LAST INSP. DATE	05/14/2014
ZONING	NEXT INSP. DATE	
NEXT REASON		

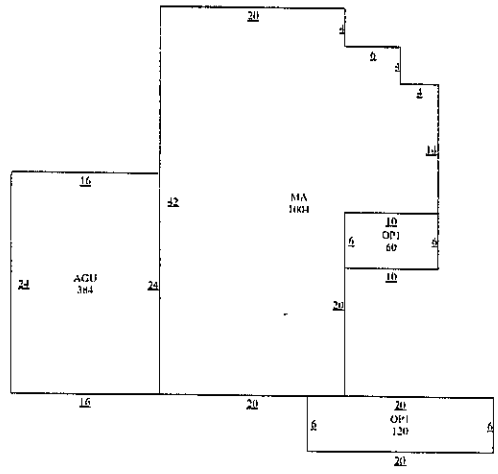
REMARKS FOR 2014 NO VAL CHG TO ACCT PER APPR LR
5/14/14 MMG -- FOR 2013 ADD FF TABLE
FF80D140 PER IE 4/17/13 JO -- FOR '13 CORR
DEPTH PER PLAT PER APPR IE 4/8/13 4/9/13

BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
05/01/1993	25,000	HINOJOSA ERIBERT	OT / 82 / 978
03/01/1989		UNKNOWN	OT / 20 / 871

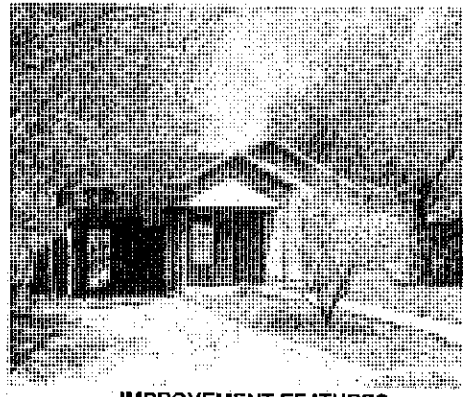
SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

HS	HOMESTEAD

PICTURE



SUBD: S784 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF3/	1,004.0	42.09	1	1955	1955		43,230	50%	50%	100%	100%	100%	0.25	10,810
	OP1	OPEN PORCH B	R	*/	120.0	8.42	1	1955	1955		1,010	50%	50%	100%	100%	100%	0.25	250
	AGU	ATTACHED GAR	R	*/	384.0	12.63	1	1955	1955		4,850	50%	50%	100%	100%	100%	0.25	1,210
	OP1	OPEN PORCH B	R	*/	60.0	8.42	1	1955	1955		510	50%	50%	100%	100%	100%	0.25	130
1.	RESIDENTIAL		STCD: A1		1,568.0	Homesite: Y (100%)					49,600							12,400
																	0.80	9,920

IMPROVEMENT FEATURES

Plumbing	1	1.5	970
Foundation	1	FD5	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN2	0
Roof Style		RT2,RM1	0
Flooring	1	FL6	0
Heating/Cooling	1	HA2	0
			970

SUBD: S784 100.00% NBHD:

LAND INFORMATION IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF80D140	A1	Y (100%)	FF	50X135	76.80	3,840	1.00	1.00	A	3,840	NO			0.00	0
													3,840					0

Comment: F: 50 R: 50 D: 135 FF

Effective Date of Appraisal: January 1 Date Printed: 07/23/2014 03:21:33PM by VICKI

True Automation, Inc.

KLEBERG COUNTY APPRAISAL DISTRICT
PROPERTY **13224** R
Legal Description
TRANQUITAS 1, BLOCK 15, LOT 23, 24

OWNER ID
12645

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2014

ROBLES MARIA OFELIA
128 W A AVE
KINGSVILLE, TX 78363-3767

Entities	
CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values		
IMPROVEMENTS		17,970
LAND MARKET	+	3,840
MARKET VALUE	=	21,810
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	21,810
HS CAP LOSS	-	0
ASSESSED VALUE	=	21,810

178401523000192 Ref ID2: R13224 Map ID A1

ACRES: .0000
EFF. ACRES:

SITUS 128 W AVE A TX

APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	LR
TOPOGRAPHY	LAST APPR. YR	2014
ROAD ACCESS	LAST INSP. DATE	05/14/2014
ZONING	NEXT INSP. DATE	
NEXT REASON		

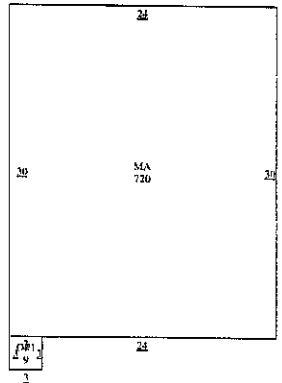
REMARKS FOR 2014 NO VAL CHG TO ACCT PER APPR LR
5/14/14 MMG -- FOR 2013 ADD FF TABLE
FF80D140 PER IE 4/17/13 JO -- FOR '13 CORR
DEPTH PER PLAT PER APPR IE 4/8/13 4/9/13

BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
05/01/1993	25,000	HINOJOSA ERIBERT	OT / 82 / 978
03/01/1989		UNKNOWN	OT / 20 / 871

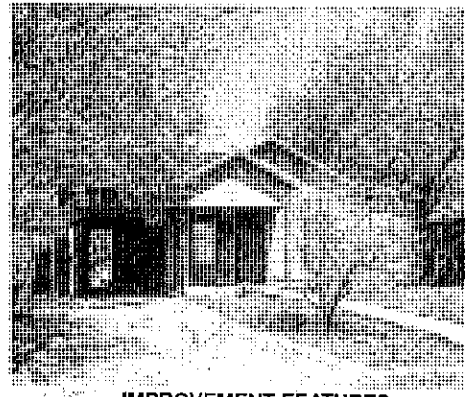
SKETCH for Improvement #2 (RESIDENTIAL)



EXEMPTIONS

HS HOMESTEAD

PICTURE



SUBD: S784 100.00% NBHD:

IMPROVEMENT INFORMATION

#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	R	FF2/	720.0	24.77	1	1950	1950		17,830	50%	100%	100%	100%	100%	0.50	8,920
	OP1	OPEN PORCH B	R	*/	9.0	4.95	1	1950	1950		50	50%	100%	100%	100%	100%	0.50	20
2.	RESIDENTIAL		STCD:	A1	729.0	Homesite: N					17,880							8,940
																	0.90	8,050

IMPROVEMENT FEATURES

Foundation	1	FD5	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT2,RM1	0
Flooring	1	FL2	0
Plumbing	1	1	0
			0

SUBD: S784 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE

Effective Date of Appraisal: January 1 Date Printed: 07/23/2014 03:21:33PM by VICKI

True Automation, Inc.

STATEMENT OF ALL TAXES DUE

ACCT # 1-784-015-23000-192
DATE 07/23/2014
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

TRANQUITAS 1, BLOCK 15, LOT 23, 24

TOWN -
LOCATION- 128 W AVE A
ACRES - .155

Values

LAND MKT VALUE	3,840	IMPR/PERS MKT VAL	17,970
LAND AGR VALUE		MKT. BEFORE EXEMP	21,810
		LIMITED TXBL VAL	13,760

EXEMPTIONS GRANTED: H SUIT NO. 7447C
(REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE)

ROBLES MARIA OFELIA

128 W A AVE

KINGSVILLE TX 78363-3767

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2005	455.03	518.73	194.75	1,168.51
TAXES 2006	438.30	447.08	177.08	1,062.46
TAXES 2007	472.10	424.90	179.40	1,076.40
TAXES 2008	441.83	344.62	157.30	943.75
TAXES 2009	440.69	290.86	146.31	877.86
TAXES 2010	457.41	246.99	140.88	845.28
TAXES 2011	478.36	200.91	135.86	815.13
TAXES 2012	479.44	143.83	124.65	747.92
TAXES 2013	482.70	86.89	113.93	683.52
	4,145.86	2,704.81	1,370.16	8,220.83

ACCT # 1-784-015-23000-192

TOTAL DUE 07/2014	8,220.83
TOTAL DUE 08/2014	8,270.60
TOTAL DUE 09/2014	8,320.33
TOTAL DUE 10/2014	8,370.10

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	1,373.49	883.97	451.50	2,708.96
CITY OF KINGSVILLE	1,604.21	1,041.27	529.11	3,174.59
KINGSVILLE ISD	1,071.91	718.16	358.02	2,148.09
SOUTH TX WATER AUTH	96.25	61.41	31.53	189.19

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	162.44
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	183.68
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	122.27
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	14.31
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	482.70

ATTY DAT 06/09/2010

STATEMENT OF ALL TAXES DUE

ACCT # 1-784-015-23000-192
DATE 01/16/2015
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

TRANQUITAS 1, BLOCK 15, LOT 23, 24

TOWN -
LOCATION - 128 W AVE A
ACRES - .155

Values

LAND MKT VALUE	3,840	IMPR/PERS MKT VAL	17,970
LAND AGR VALUE		MKT. BEFORE EXEMP	21,810
		LIMITED TXBL. VAL.	13,760
EXEMPTIONS GRANTED: H		SUIT NO. 7447C	

(REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE)

ROBLES MARIA OFELIA

128 W A AVE

KINGSVILLE TX 78363-3767

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2005	455.03	546.04	200.21	1,201.28
TAXES 2006	438.30	473.36	182.33	1,093.99
TAXES 2007	472.10	453.21	185.07	1,110.38
TAXES 2008	441.83	371.13	162.59	975.55
TAXES 2009	440.69	317.30	151.60	909.59
TAXES 2010	457.41	274.43	146.37	878.21
TAXES 2011	478.36	229.61	141.60	849.57
TAXES 2012	479.44	172.60	130.42	782.46
TAXES 2013	482.70	115.84	119.70	718.24
TAXES 2014	482.75	.00	.00	482.75
	4,628.61	2,953.52	1,419.89	9,002.02

ACCT # 1-784-015-23000-192

TOTAL DUE 01/2015	**9,002.02**
TOTAL DUE 02/2015	9,085.66
TOTAL DUE 03/2015	9,145.08
TOTAL DUE 04/2015	9,204.49

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	1,535.93	966.36	467.98	2,970.27
CITY OF KINGSVILLE	1,787.89	1,137.51	548.35	3,473.75
KINGSVILLE ISD	1,194.18	782.45	370.87	2,347.50
SOUTH TX WATER AUTH	110.61	67.20	32.69	210.50

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	162.44
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	183.68
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	122.27
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	14.36
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	482.75

ATTY DAT 06/09/2010

ND811-LRKC

Prop ID	Owner	%	Legal Description			Values		
10078	58636	100.00 R	**Geo: 178401515000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	52,700
FUENTES LUIS JR			TRANQUITAS 1, BLOCK 15, LOT 15-18		Imp NHS:	44,040	Prod Loss:	0
418 HELEN MARIE DR					Land HS:	0	Appraised:	52,700
KINGSVILLE, TX 78363-7310				Acres:	0.0000 Land NHS:	8,660	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	52,700
			Situs: 110 W AVE A TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			52,700	0	52,700	0.842200	443.84

11623	11414	100.00 R	**Geo: 178401519000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	3,840
FUENTES J ELIUD TR			TRANQUITAS 1, BLOCK 15, LOT 19, 20		Imp NHS:	0	Prod Loss:	0
5533 OCEAN DR					Land HS:	0	Appraised:	3,840
CORPUS CHRISTI, TX 78412-27				Acres:	0.0000 Land NHS:	3,840	Cap:	0
			State Codes: C1	Map ID:	Prod Use:	0	Assessed:	3,840
			Situs: 122 W AVE A	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			3,840	0	3,840	0.842200	32.34

12428	31921	100.00 R	**Geo: 178401521000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	7,520
PINA JOSE E			TRANQUITAS 1, BLOCK 15, LOT 21, 22		Imp NHS:	3,680	Prod Loss:	0
AND ERICA PINA					Land HS:	0	Appraised:	7,520
PO BOX 260842				Acres:	0.0000 Land NHS:	3,840	Cap:	0
CORPUS CHRISTI, TX 78426-08			State Codes: A	Map ID:	Prod Use:	0	Assessed:	7,520
			Situs: 126 W AVE A	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			7,520	0	7,520	0.842200	63.33

13224	12645	100.00 R	**Geo: 178401523000192**	Effective Acres: 0.000000	Imp HS:	9,920	Market:	21,810
ROBLES MARIA OFELIA			TRANQUITAS 1, BLOCK 15, LOT 23, 24		Imp NHS:	8,050	Prod Loss:	0
128 W A AVE					Land HS:	3,840	Appraised:	21,810
KINGSVILLE, TX 78363-3767				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	21,810
			Situs: 128 W AVE A	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			21,810	0	21,810	0.842200	183.68

14043	49366	100.00 R	**Geo: 178401525000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	66,500
GARCIA ELIAZAR M			TRANQUITAS 1, BLOCK 15, LOT 25, 26		Imp NHS:	62,660	Prod Loss:	0
ETUX OLIVIA A					Land HS:	0	Appraised:	66,500
130 W A AVE				Acres:	0.0000 Land NHS:	3,840	Cap:	0
KINGSVILLE, TX 78363-3767			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	66,500
			Situs: 130 W A AVE TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			66,500	0	66,500	0.842200	560.06

11245	33982	100.00 R	**Geo: 178401601000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	28,720
BENAVIDEZ JOE			TRANQUITAS 1, BLOCK 16, LOT 1, 2		Imp NHS:	24,880	Prod Loss:	0
130 W NETTIE AVE					Land HS:	0	Appraised:	28,720
KINGSVILLE, TX 78363-3769				Acres:	0.0000 Land NHS:	3,840	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	28,720
			Situs: 131 W AVE A	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			28,720	0	28,720	0.842200	241.88

12056	50820	100.00 R	**Geo: 178401603000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	36,480
MONTEITH KATHI			TRANQUITAS 1, BLOCK 16, LOT 3-6		Imp NHS:	28,800	Prod Loss:	0
ETVIR KEVIN					Land HS:	0	Appraised:	36,480
8442 FERN BLUFF AVE				Acres:	0.0000 Land NHS:	7,680	Cap:	0
ROUND ROCK, TX 78681-3541			State Codes: A	Map ID:	Prod Use:	0	Assessed:	36,480
			Situs: 115 W AVE A TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			36,480	0	36,480	0.842200	307.23

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JULY 23, 2014

MARIA OFELIA ROBLES
128 W AVE A
KINGSVILLE, TX 78363

Re: TRANQUITAS 1, BLOCK 15, LOT 23, 24 128 W AVE A

Dear Sir or Madam:

It has been determined that the structure at **128 W AVE A** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

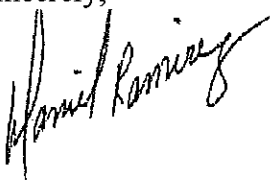
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

SEPTEMBER 25, 2014

MARIA OFELIA ROBLES
128 W AVE A
KINGSVILLE, TX 78363

Re: TRANQUITAS 1, BLOCK 15, LOT 23, 24 128 W AVE A

Dear Sir or Madam:

It has been determined that the structure at **128 W AVE A** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

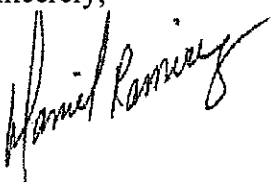
Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

CITY OF KINGSVILLE

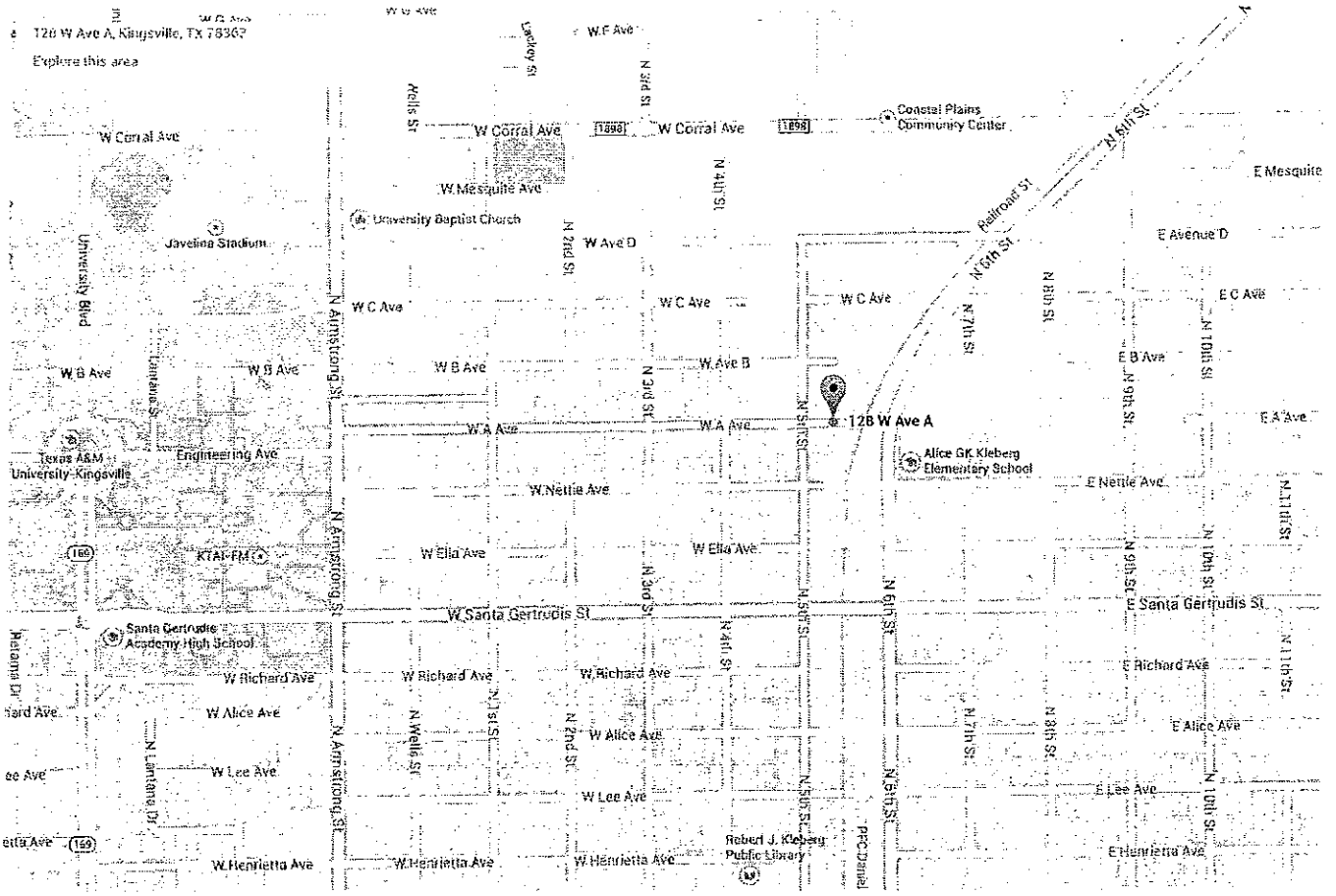
P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

Sincerely,



Daniel Ramirez
Building Official

Enclosure


128 W Ave A, Kingsville, TX 78363
Explore this area
W Corral Ave
W Mesquite Ave
University Baptist Church
Javelina Stadium
University Blvd
W B Ave
W C Ave
W Ave D
W Ave B
W A Ave
128 W Ave A
Alice GK Kleberg Elementary School
Texas A&M University-Kingsville
Engineering Ave
W Nettie Ave
W Ella Ave
KTAI-FM
W Santa Gertrudis St
E Santa Gertrudis St
Santa Gertrudis Academy High School
W Richard Ave
W Alice Ave
W Lee Ave
W Henrietta Ave
Robert J. Kleberg Public Library
Coastal Plains Community Center
E Mesquite
E Avenue D
E C Ave
E B Ave
E A Ave
E Nettie Ave
E Richard Ave
E Alice Ave
E Lee Ave
E Henrietta Ave
N Armstrong St
N Wells St
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N 7th St
N 8th St
N 9th St
N 10th St
N 11th St
Railroad St
Lantana St
Lackey St
Wells St
Retama Dr
Map data ©2014 Google 500 ft

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5751

JANUARY 28, 2015

MARIA OFELIA ROBLES
128 W AVE A
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 128 W AVE A**

Dear Sir or Madam:

On July 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **128 W AVE A** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2015** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for MARCH 9, 2015.

The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official

CITY OF KINGSVILLE

7011 0110 0000 4433 3400

364

neopost
07/28/2014
US POSTAGE $06 48

Maria Ofelia Robles
128 W Ave A
78363

LW-7/29
8-20
8-23

NIXIE 782 CC 1 0108/31/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

*2193-03792-29-45

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

CORPUS CHRISTI
TX 784
25 JUL 2014 PM 2

neopost
07/25/2014
US POSTAGE $00 48

Maria Ofelia Robles
128 W Ave A
Kingsville, Tx 78363

NIXIE 782 SE 1009 0007/29/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 78364145858 *0588-06651-25-40

1458

CITY OF KINGSVILLE

7011 1570 0003 3833 1117

78364

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Maria Ofelia Robles

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RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

[illegible]

CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364

Maria Ofelia Robles

12th 11 Ave A

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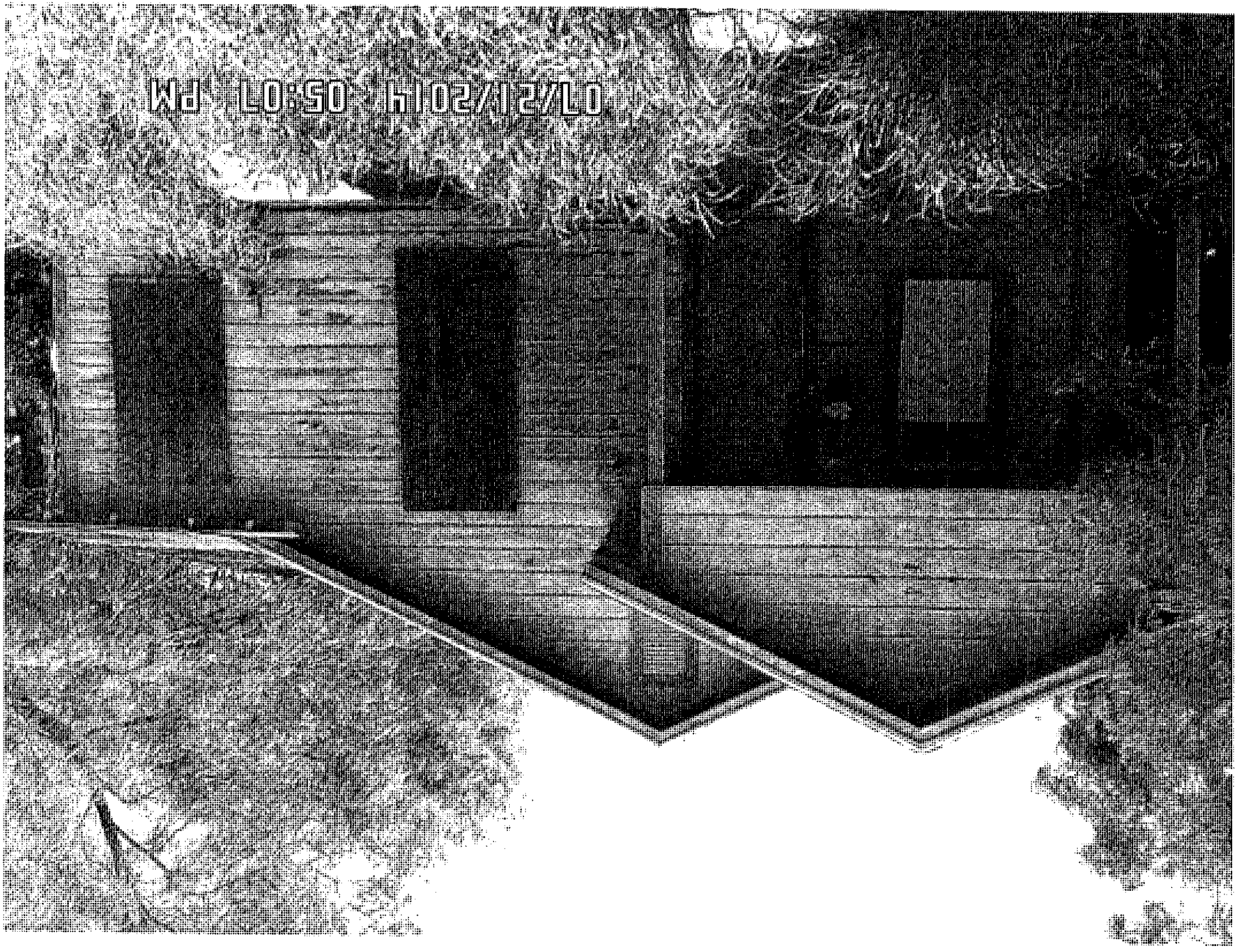
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

[illegible]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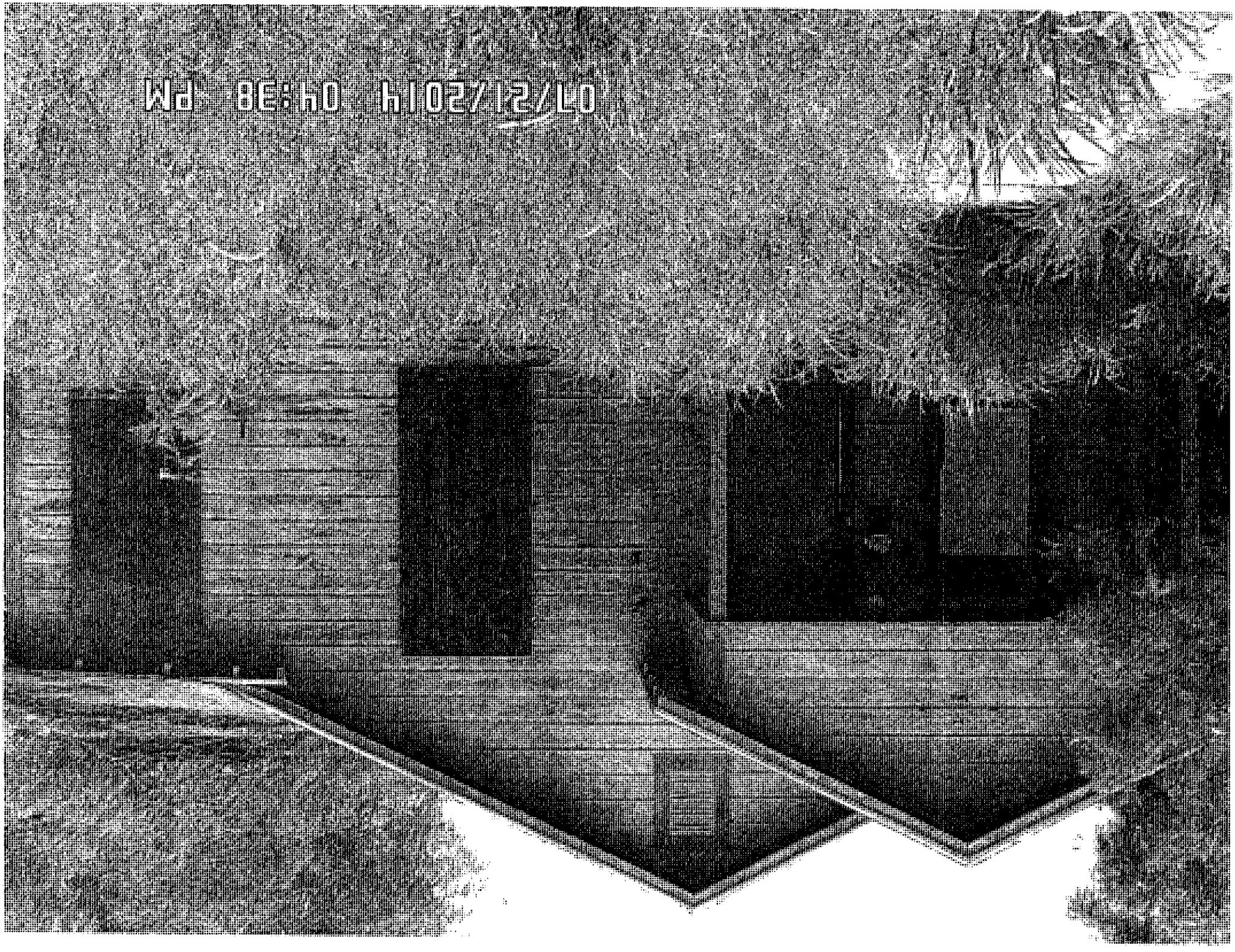
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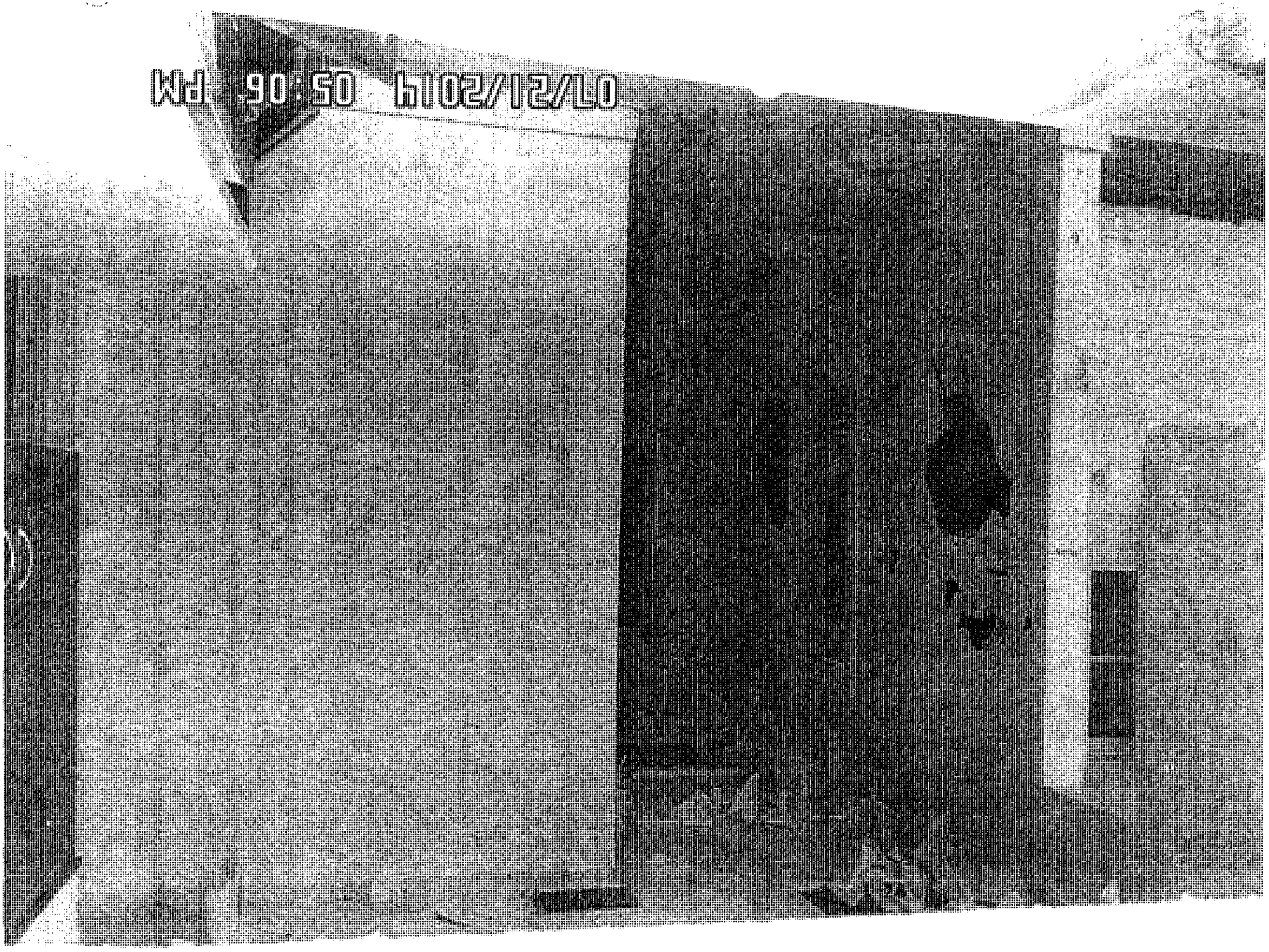
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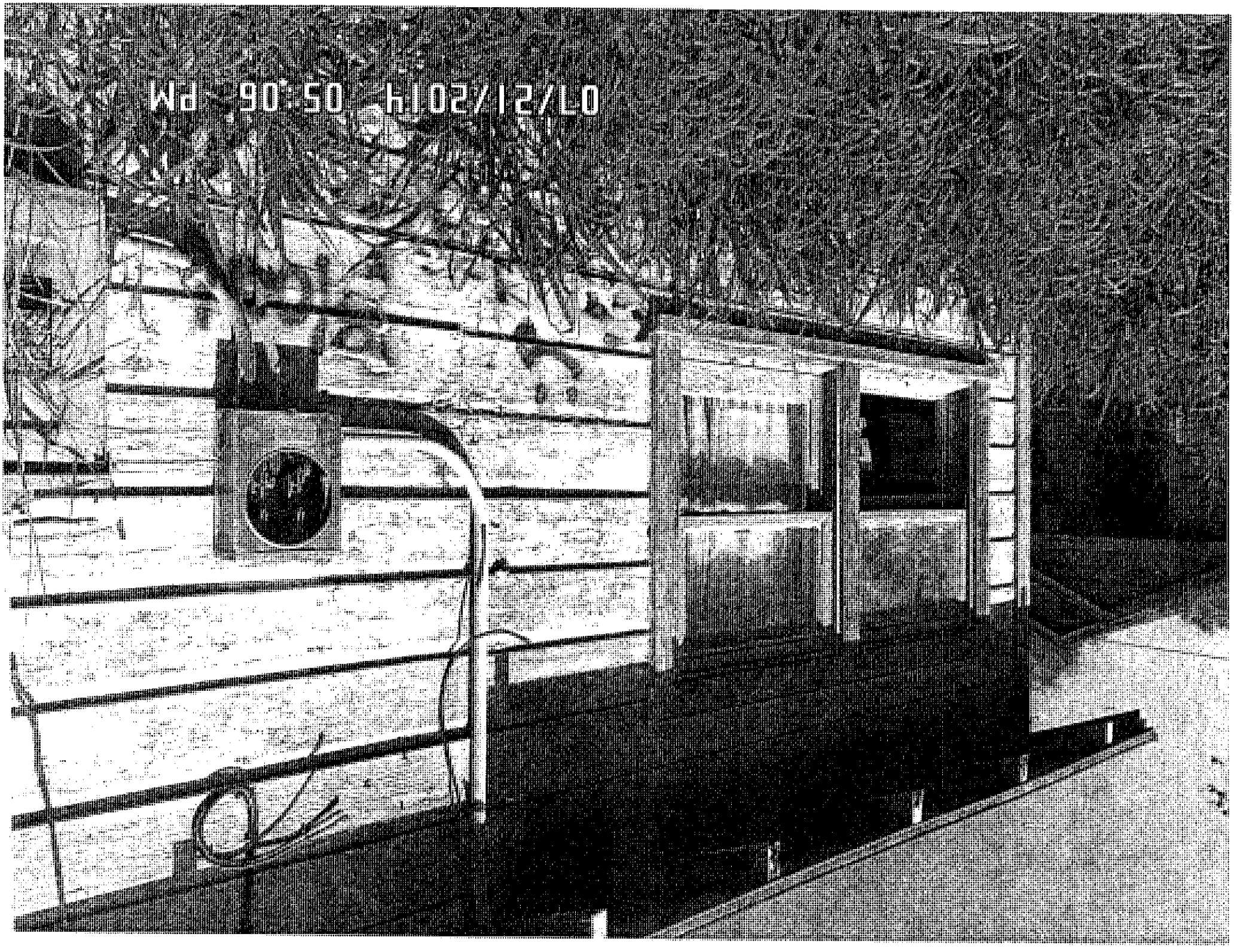
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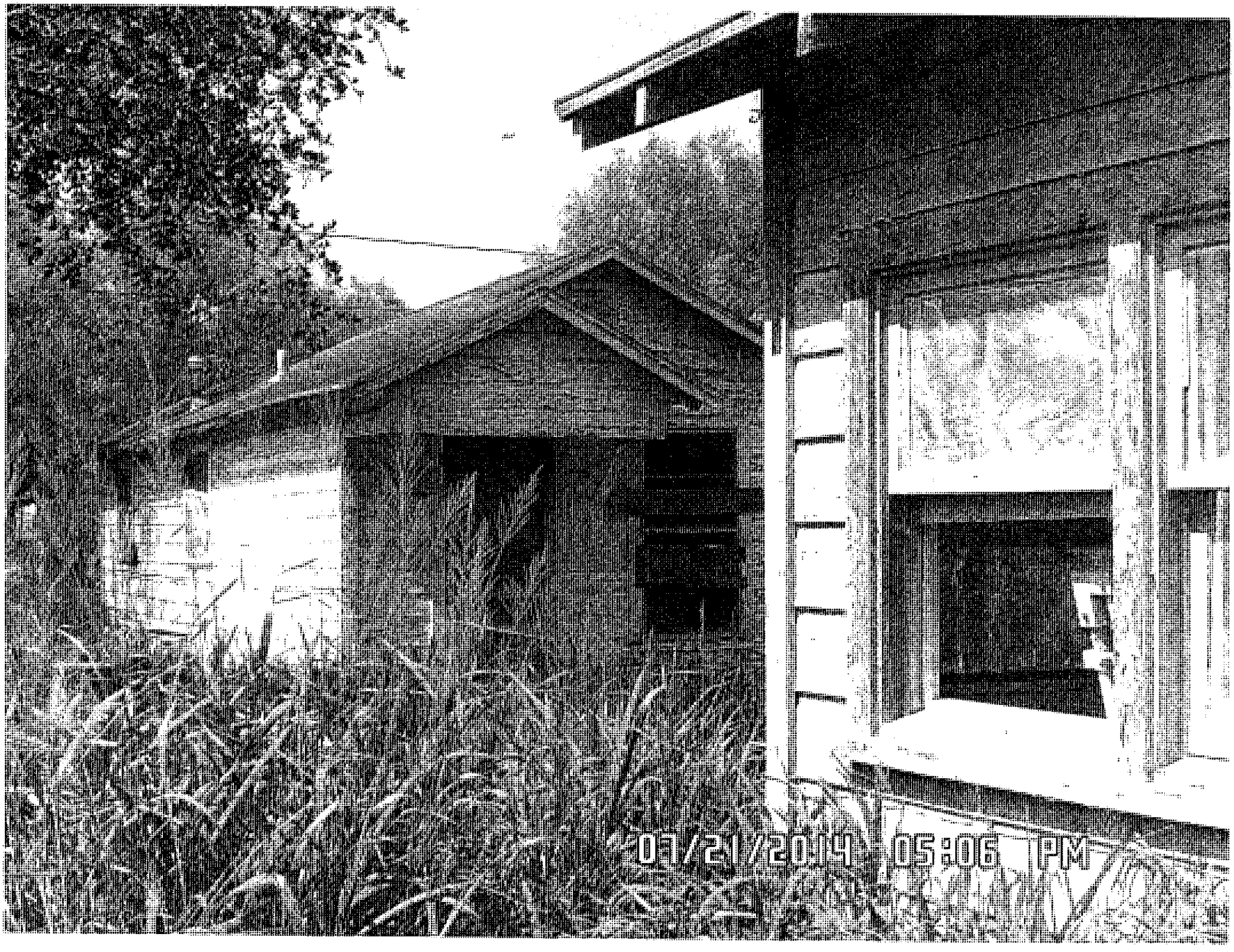
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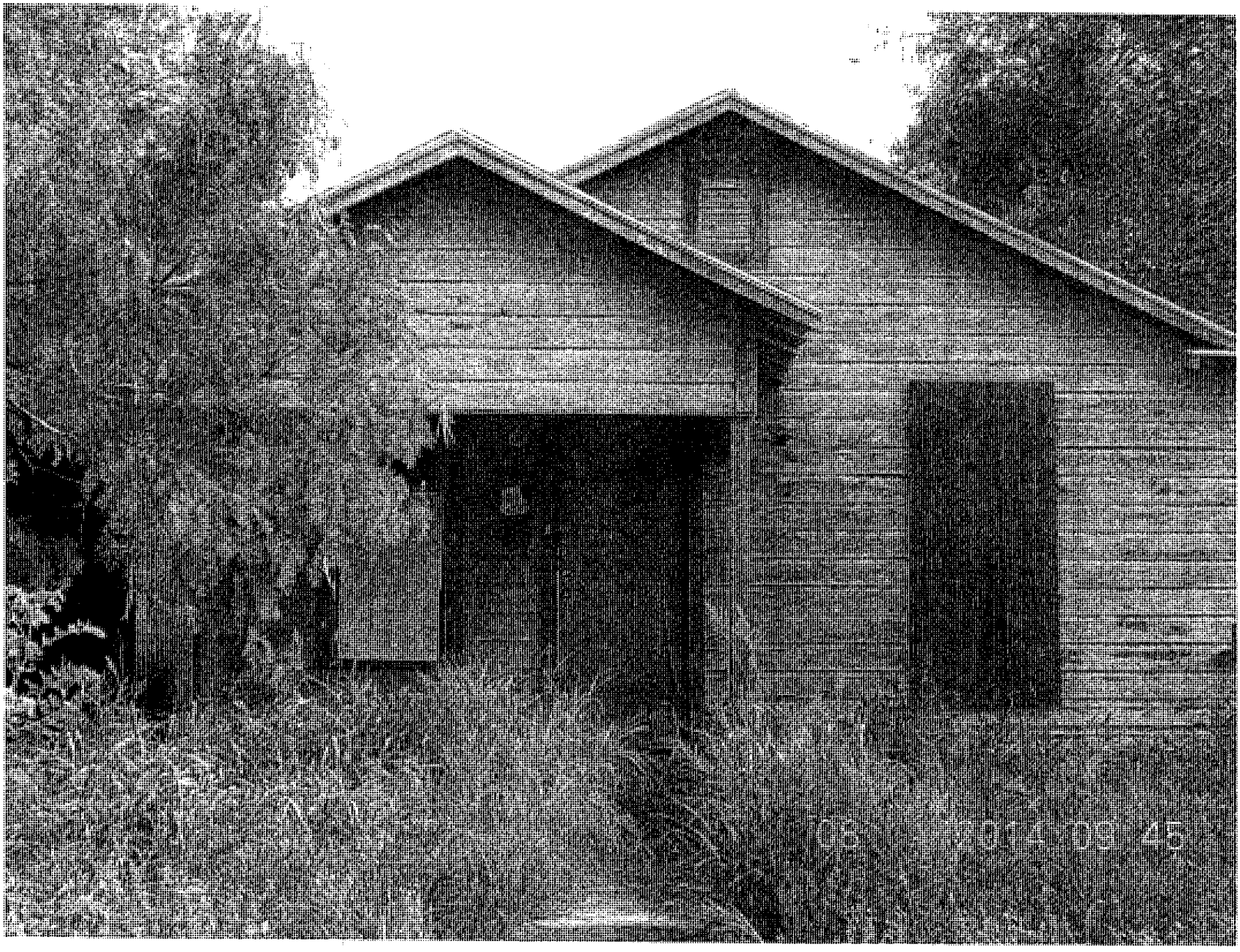

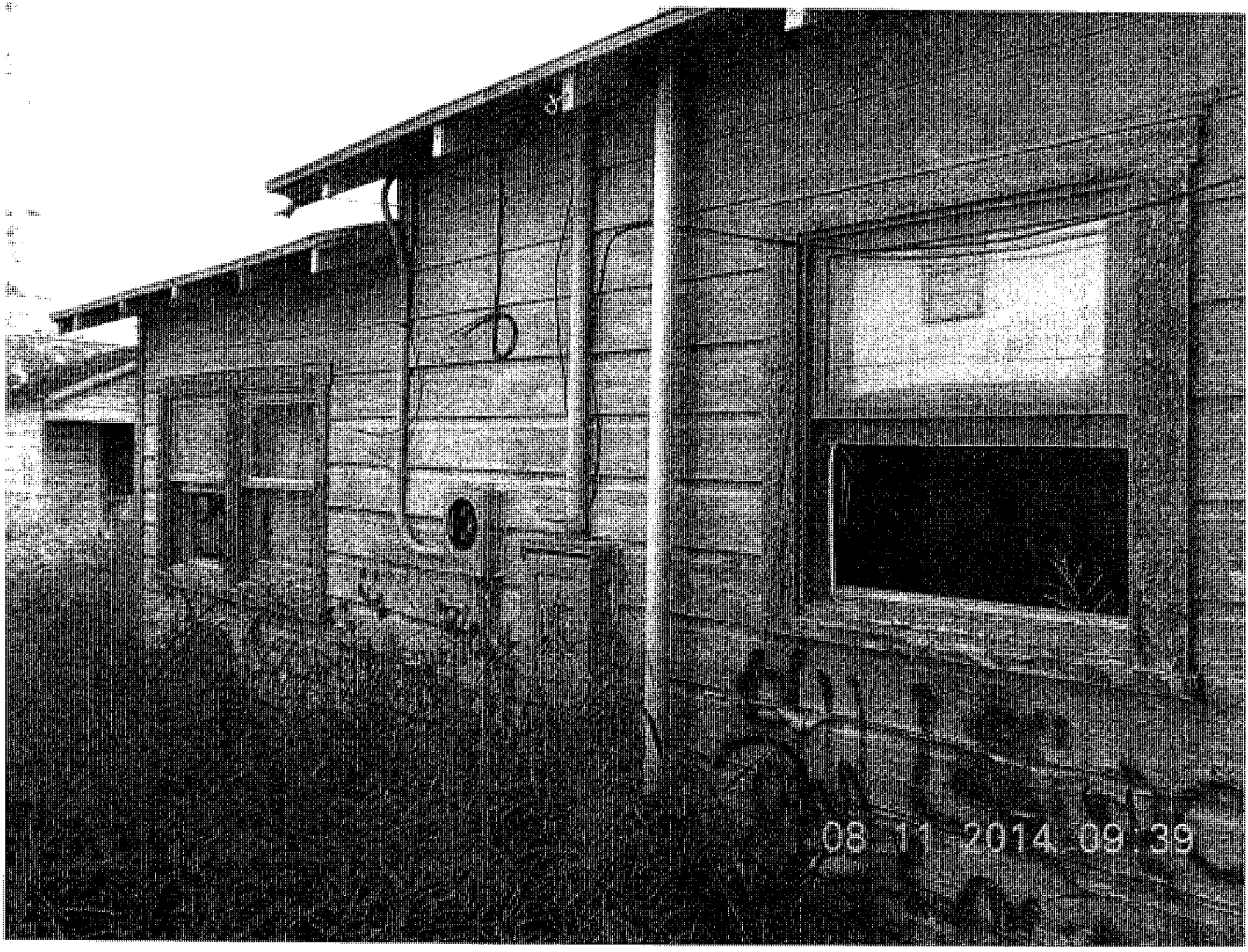
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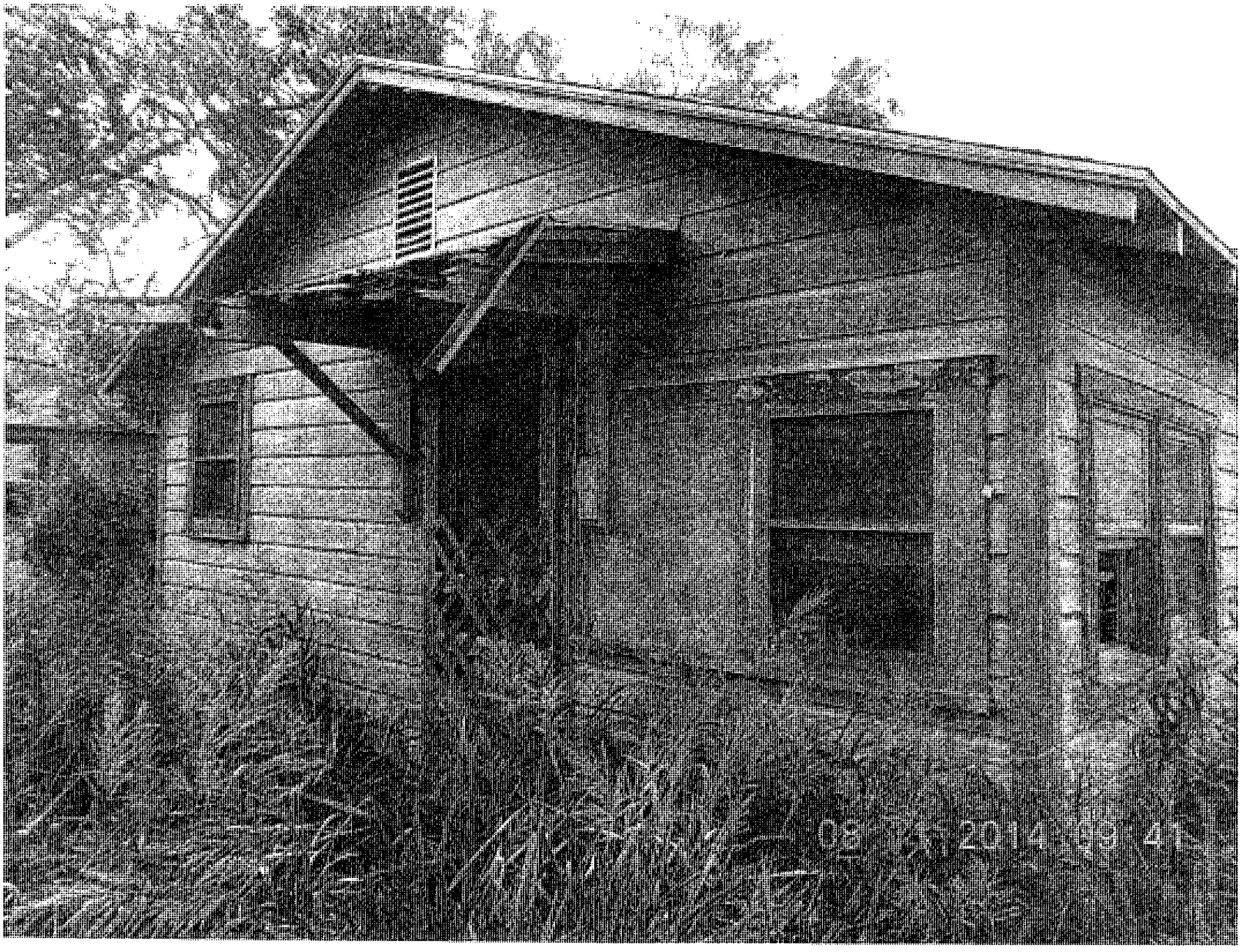

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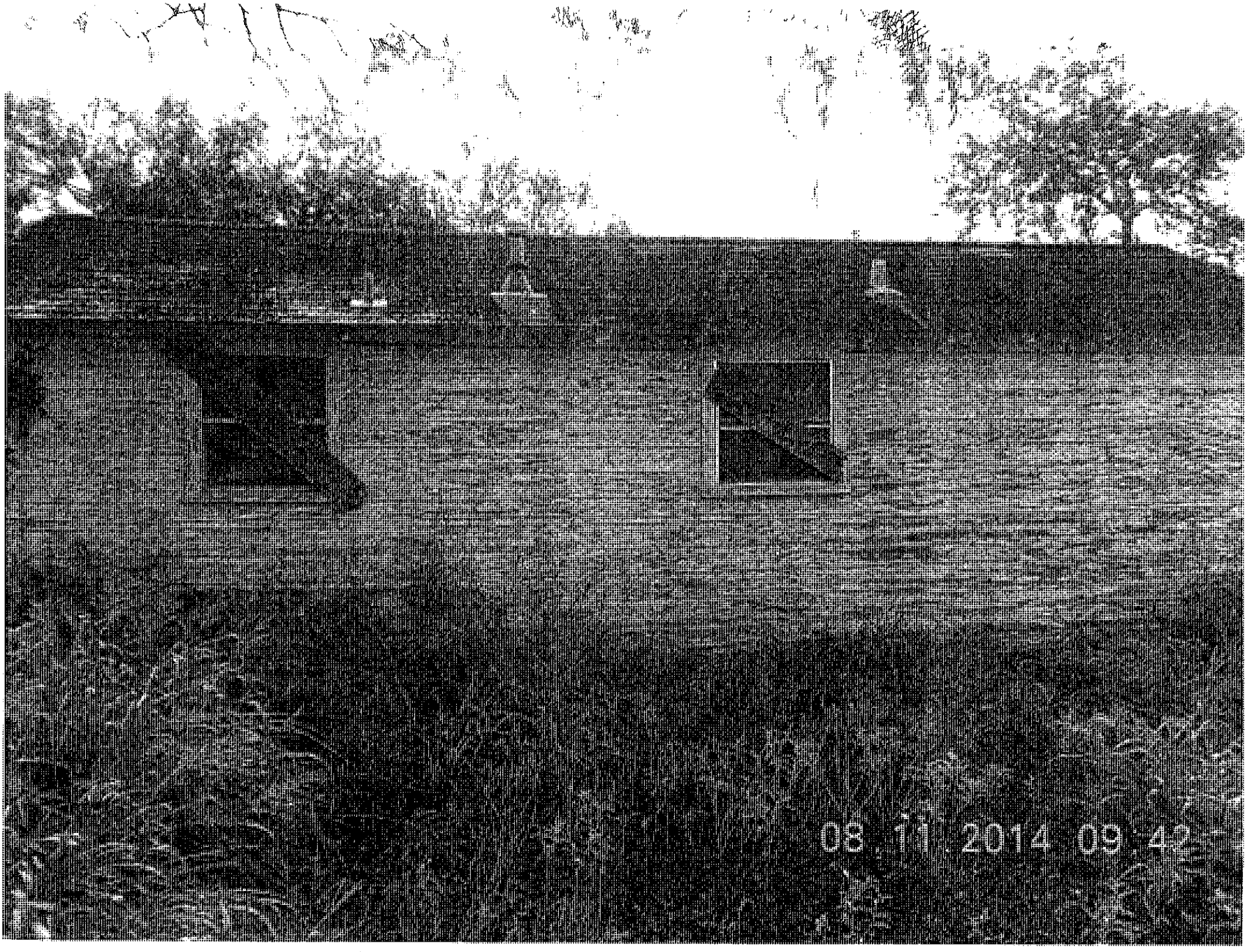
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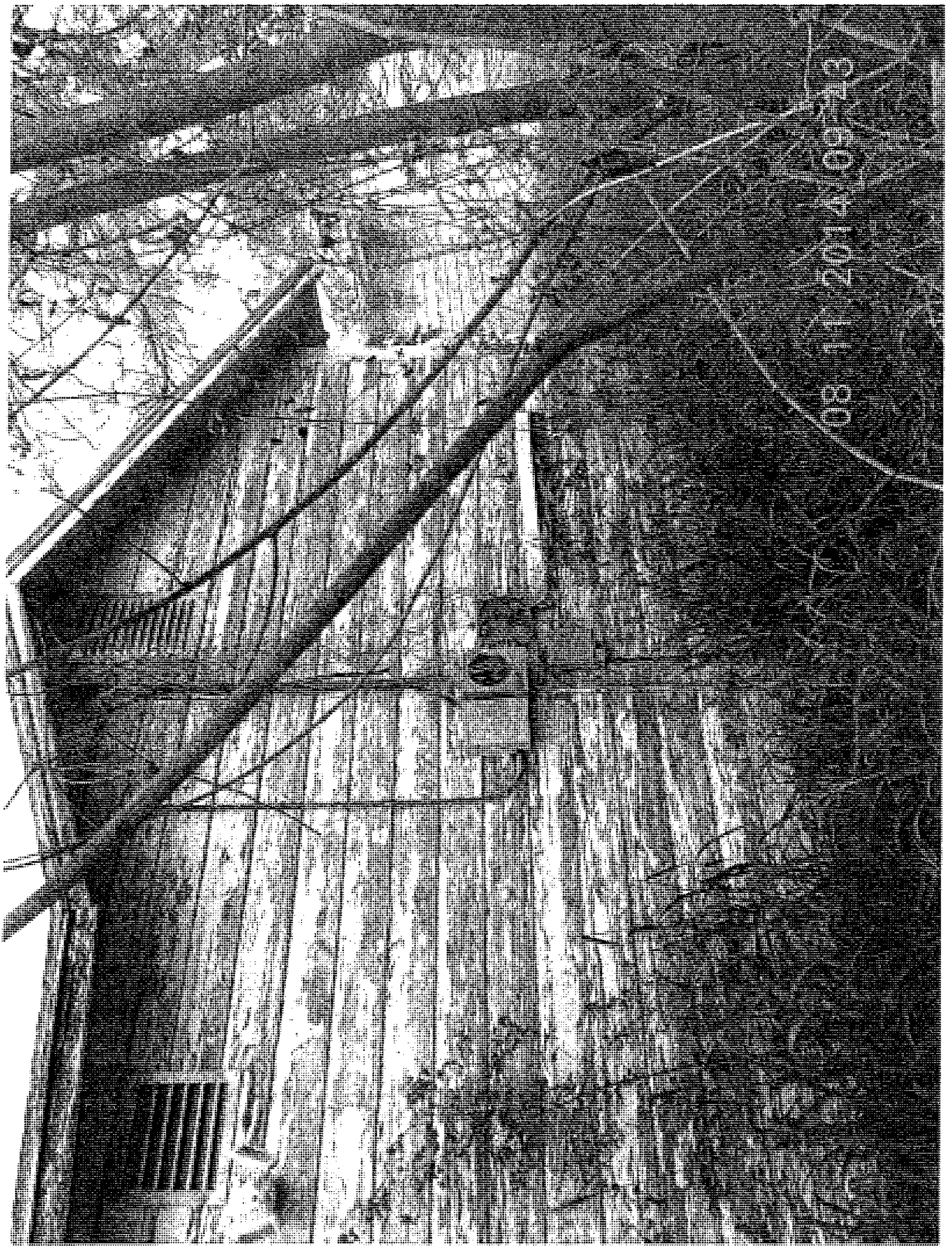

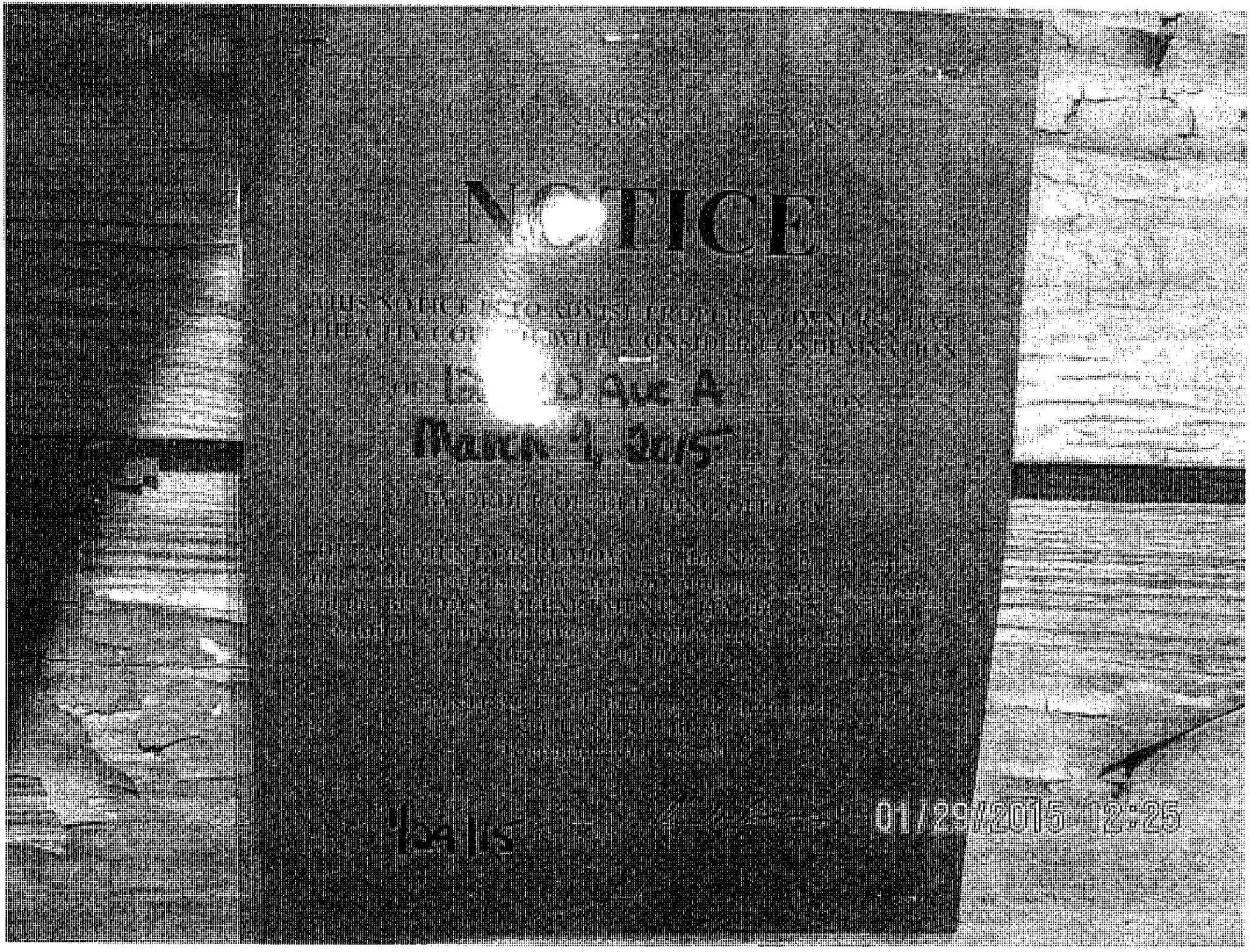
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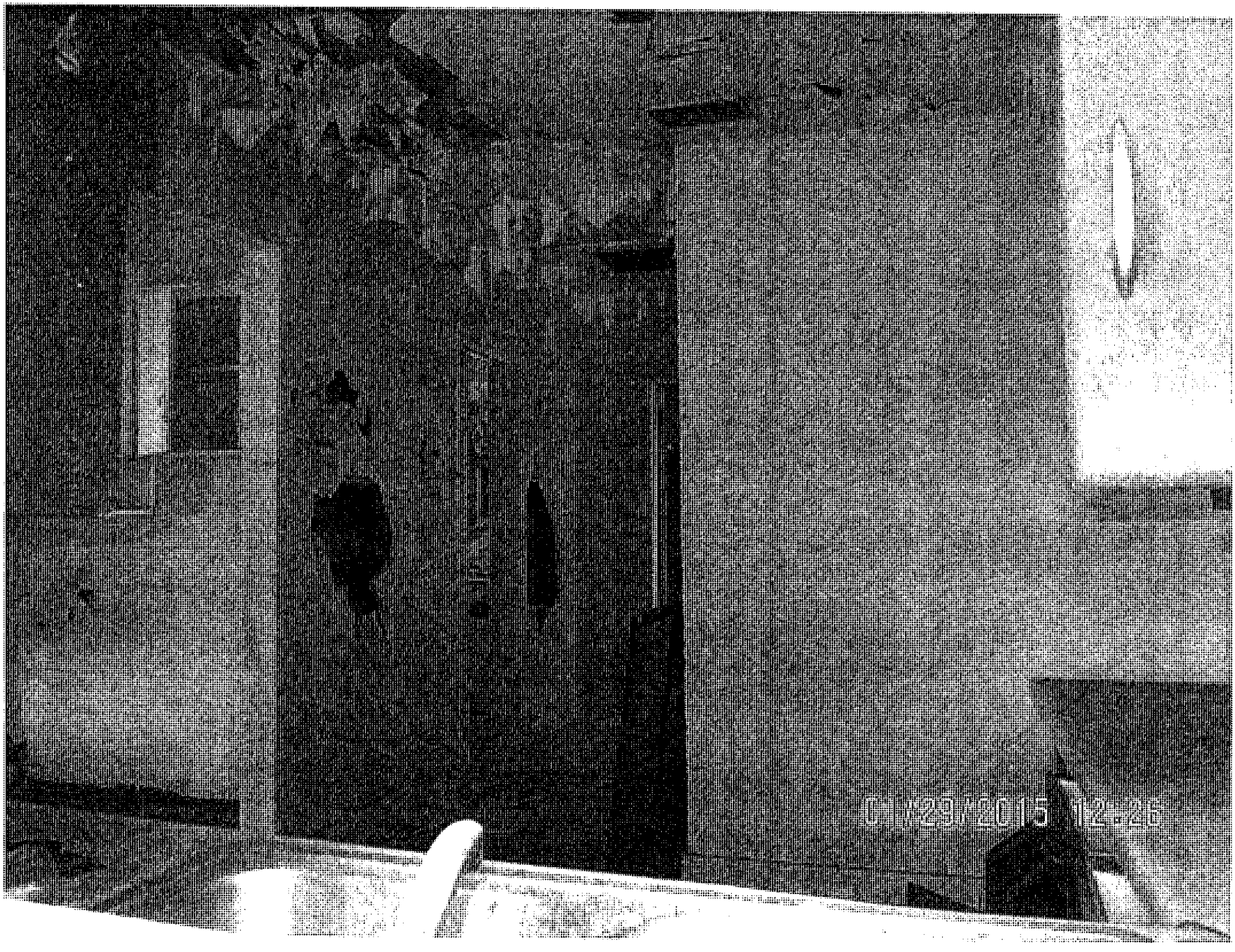
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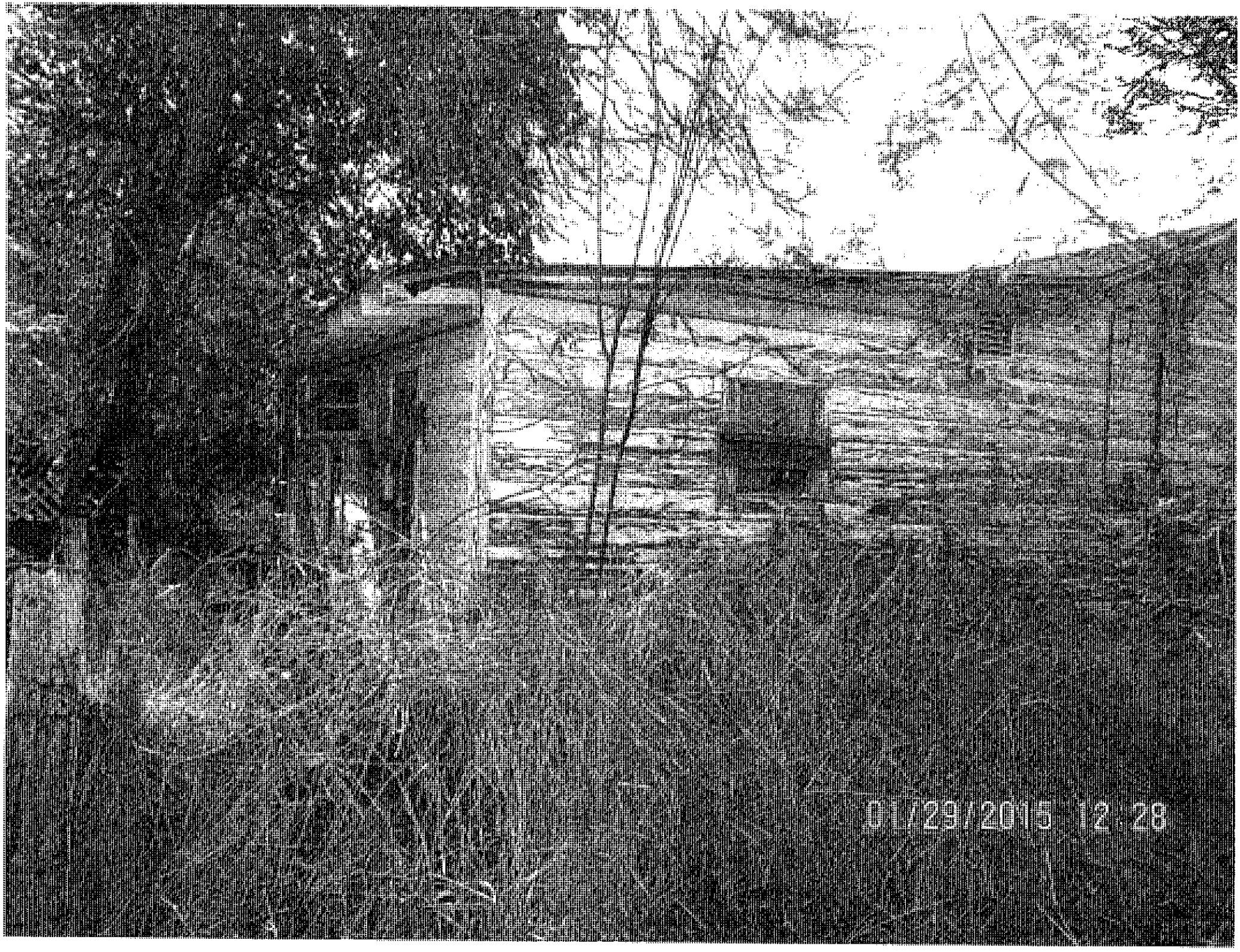
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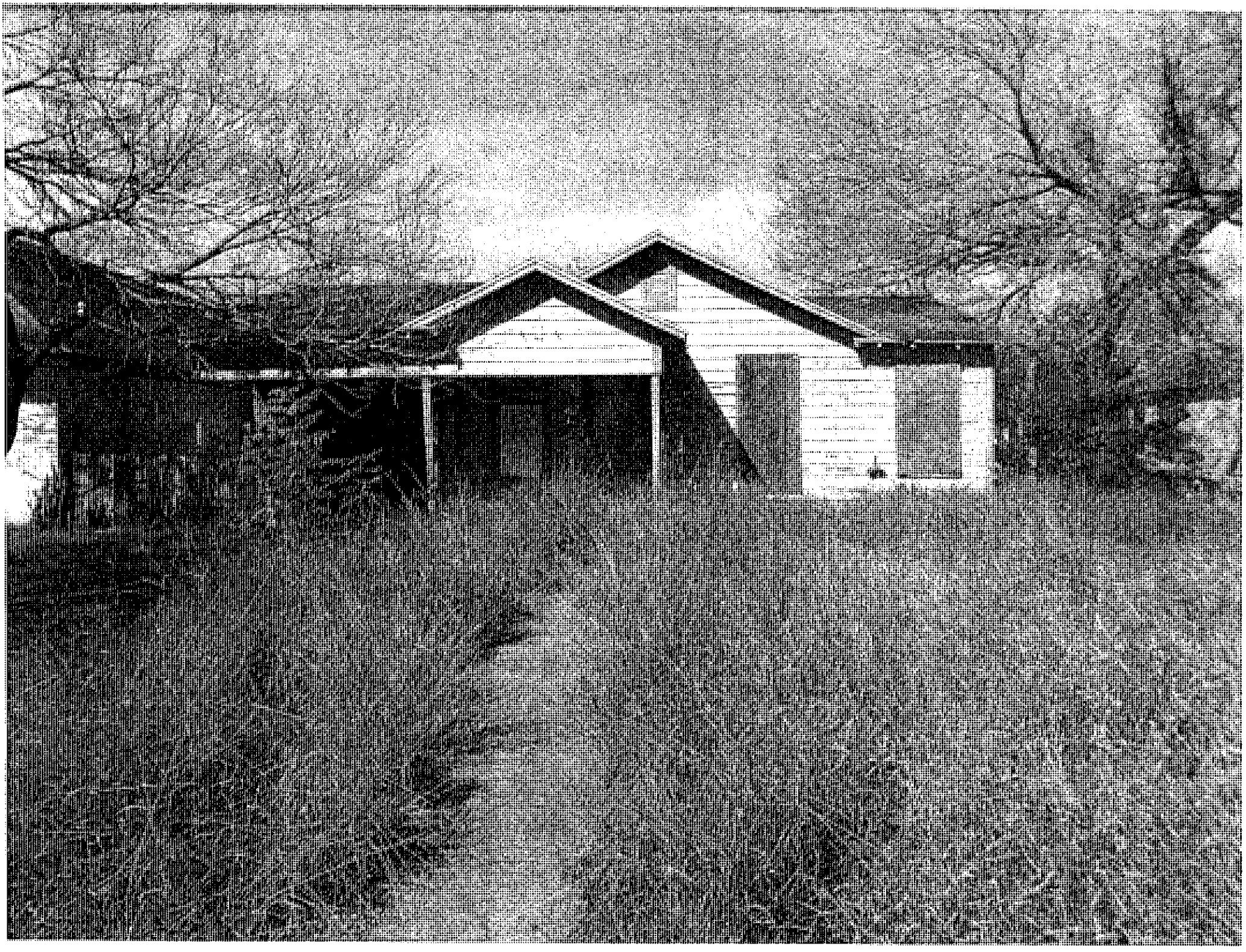

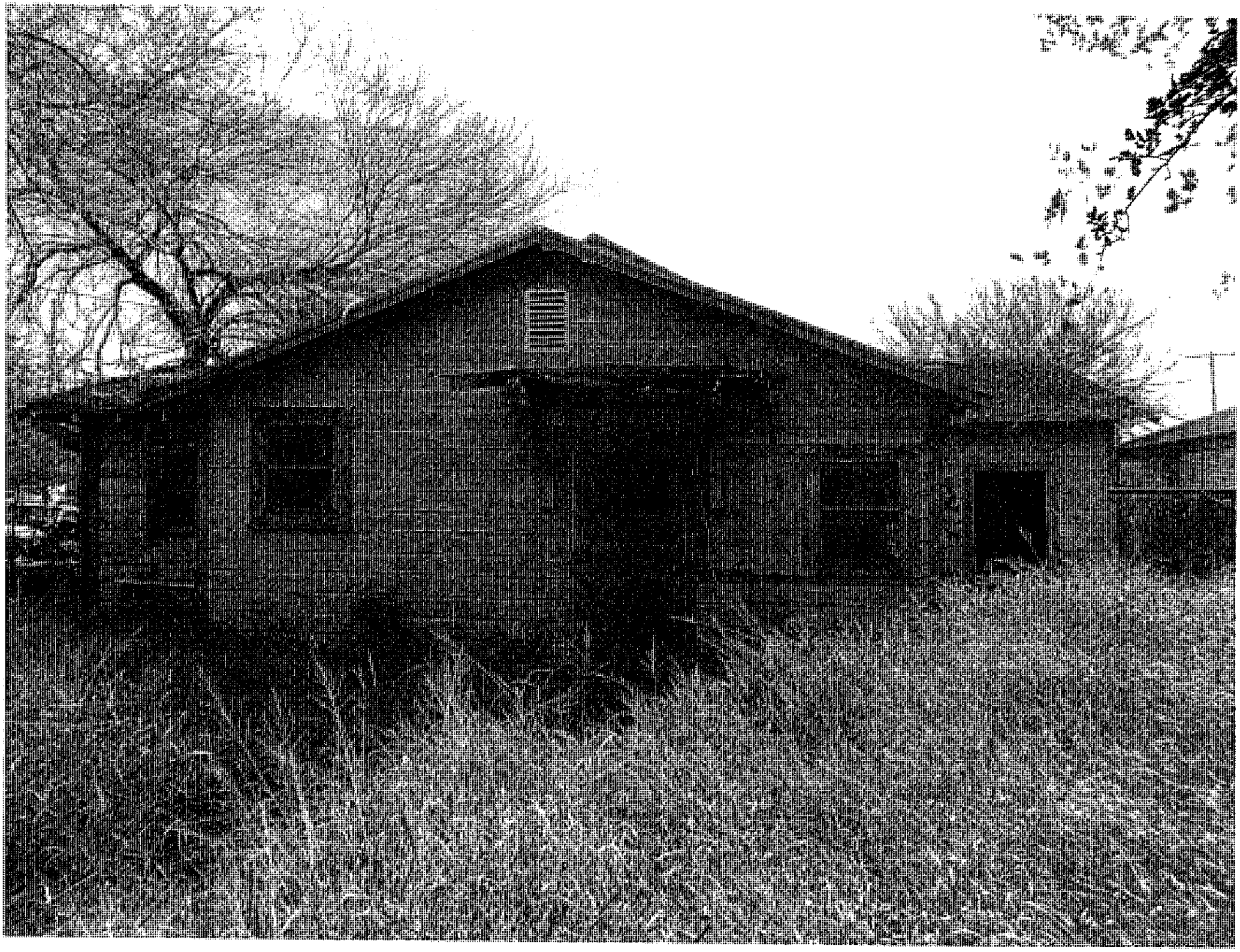

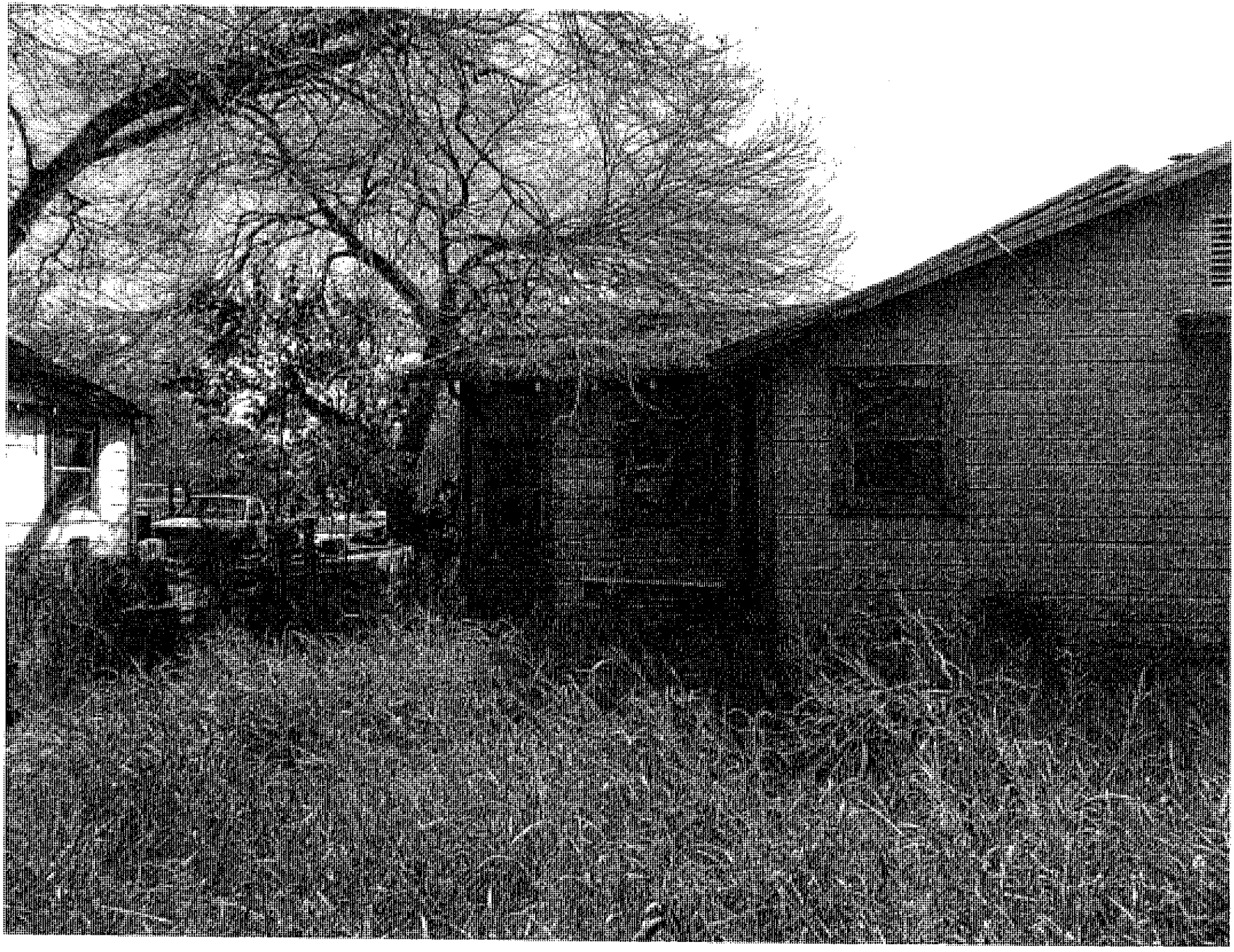

PUBLIC HEARING #6

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
1029 N 9th		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
ENTERPRIZE	1	1-4
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
ROSENDO ARCE	1029 N 9TH.	KINGSVILLE,TEXAS78363-3801

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			x		AB,B,H,L,D,OU,	
Yard						
Condition			x		H,OV	
Utilities						
Electric			x	x		
Gas			x	x		
Water			x	x		
Roof						
Covering			x		B,H,D,OU	
Walls						
Exterior			x		H,C,B,L,OU	
Interior			x		H,C,B,L,OU	
Ceilings			x		H,C,B,L,OU	
Windows/Doors					H,C,B,L,OU	
Secured			x		H,C,B,L,OU	
Condition			x		H,C,B,L,OU	
Foundation						
Exterior			x		B,H,D,L,OU	
Interior			x		B,H,D,L,OU	
Plumbing			x	X		
Electrical			x	X		

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

COMMENT CODES:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, CRIMINAL AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF
6. GRAFFITI

BUILDING OFFICIAL COMMENTS:

FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 11/4/2008

SIGNATURE: Daniel H. Ramirez DATE: 7-21-14

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS		INSPECTOR
1029 N 9th		DANIEL RAMIREZ
LEGAL DESCRIPTION	**BLOCK**	**LOT**
ENTERPRIZE	1	1-4
OWNER NAME	**OWNER'S ADDRESS**	**CITY/STATE/ZIP**
ROSENDO ARCE	1029 N 9TH.	KINGSVILLE,TEXAS78363-3801

PROPERTY CONDITION REPORT

	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
PICTURES TAKEN:	Y	YES	NO	N/A		
Building						
Condition			x		AB,B,H,L,D,OU,	
Yard						
Condition			x		H,OV	
Utilities						
Electric			x	x		
Gas			x	x		
Water			x	x		
Roof						
Covering			x		B,H,D,OU	
Walls						
Exterior			x		H,C,B,L,OU	
Interior			x		H,C,B,L,OU	
Ceilings			x		H,C,B,L,OU	
Windows/Doors					H,C,B,L,OU	
Secured			x		H,C,B,L,OU	
Condition			x		H,C,B,L,OU	
Foundation						
Exterior			x		B,H,D,L,OU	
Interior			x		B,H,D,L,OU	
Plumbing			x	X		
Electrical			x	X		

REASON CODES:

AB-Abandoned	C-Collapsed	I-Incomplete	MO-Mold
AS-Asbestos	D-Deteriorated	L-Leaning	OU-Outdated
B-Broken	H-Hazardous	MI-Missing	OV-Overgrown

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FOUND THE OVERALL CONDITION TO BE IN A SEVERE AND HAZARDOUS STATE OF DISREPAIR. IT IS UNSECURED ALLOWING FOR EASY ACCESS FOR ANIMALS AND/VAGRANTS. HAS HAS BEEN WITHOUT WATER SINCE 11/4/2008

SIGNATURE: Daniel H. Ramirez DATE: 1-28-15

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address: 1029 N 9th Phone: _____

Property Owner: Rosendo Arce Jr Est Phone: _____

Owner's Address: 1029 N 9th Fax: _____
Kingsville, TX 78363-3801

PLANNED DATE	ACTUAL DATE	ACTION
☐ 7-21-14	7-21-14	1. Identify structure unfit for human habitation.
☐ 7-21-14	7-21-14	2. Inspect Property. (Building Official)
		☐ a. Prepare inspection report and date.
		☐ b. Photograph property with date stamp.
☐ 7-21-14	7-21-14	3. Determine ownership from county assessment & tax collection record.
☐ 7-21-14	7-21-14	4. Obtain legal description.
☐ 7-21-14	7-21-14	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
☐ 7-23-14	7-23-14	6. Send Notice of Violation & copy of inspection report to property owner(s) of record. Request written response from owner within 10 days from Notice of Violation indicating action the owner intends to take within the next 30 days to correct substandard conditions.
☐ 9-25-14	9-25-14	7. 2nd Notice Sent. (10 day response) (Optional)
☐ 1-28-15	1-28-15	8. If response is not received or is not adequate, proceed as follows:
☐ 1-28-15	1-28-15	9. Send 20-day pre notification letter owner(s) & others with vested interest in property advising the date the property will be presented to City Council for consideration of condemnation.
		☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
☐ 1-28-15	1-28-15	1) Post affidavit in newspaper twice a week for one week
☐ 1-30-15	1-30-15	10. Post sign on property advising date the City

Council will consider condemnation of structure.

☐		11. Within the Historical District. Meeting date to be heard by the Historical Development Board.
☐	1-30-15	12. Photograph posted sign with date stamp.
☐	1-28-15	13. Prepare information packet for each City Council member, plus one each for City Manager, City Attorney & City Secretary consisting of
		☐ a. Location Map
		☐ b. Photographs of the structure with date stamp
		☐ c. Inspection report
		☐ d. Pre-condemnation notice
		☐ e. Condemnation resolution
☐	1-28-15	14. Place condemnation action resolution & supporting documentation for placement on the City Council agenda.
☐		15. City Council adopts condemnation resolution.
☐		16. File Notice of Condemnation with the County Clerk.
☐		17. Send owner(s) & other vested interests the following:
		☐ a. Copy of the City Council resolution.
		☐ b. 45-day order to demolish
☐		18. Post 45-day Order to Demolish on structure.
		☐ a. Take photo with date stamp
☐		19. Evaluate status of owner's action on 46th day after Order of Demolition was issued. If no action taken by owner, proceed with demolition.
☐		20. Photograph posted notice with date stamp.
☐		21. Notify utility companies to disconnect & remove services from structure for safe demolition.
☐		22. Issue Notice to Proceed to Public Works Director and Demolition Crew.
☐		23. Prepare demolition cost statement consisting of:
		☐ a. Mailing fees
		☐ b. Publication fees

☐ c. Demolition costs

☐ d. Landfill tipping fees

☐ e. Filing fees

☐ f. Administrative fees

☐ g. Any documentation miscellaneous costs

☐ _____ _____ 24. Send a letter & cost statement to the Collections Department so they can send out bill. Make copy of documents and send to the City Attorney requesting a lien to be place on the property.

KLEBERG COUNTY APPRAISAL DISTRICT

PROPERTY **17105** R

Legal Description
ENTERPRISE, BLOCK 1, LOT 1-4

OWNER ID
15365

OWNERSHIP
100.00%

PROPERTY APPRAISAL INFORMATION 2014

ARCE ROSENDO JR EST
1029 N 9TH ST
KINGSVILLE, TX 78363-3801

Entities

CAD	100%
CKI	100%
GKL	100%
SKI	100%
WST	100%

Values

IMPROVEMENTS		2,000
LAND MARKET	+	4,020
MARKET VALUE	=	6,020
PRODUCTIVITY LOSS	-	0
APPRAISED VALUE	=	6,020
HS CAP LOSS	-	0
ASSESSED VALUE	=	6,020

Ref ID2: R17105
122100101000192 Map ID A1

ACRES:
EFF. ACRES:

SITUS 1029 N 9TH ST

APPR VAL METHOD: Cost

GENERAL

UTILITIES	LAST APPR.	LR
TOPOGRAPHY	LAST APPR. YR	2014
ROAD ACCESS	LAST INSP. DATE	02/25/2014
ZONING	NEXT INSP. DATE	
NEXT REASON		

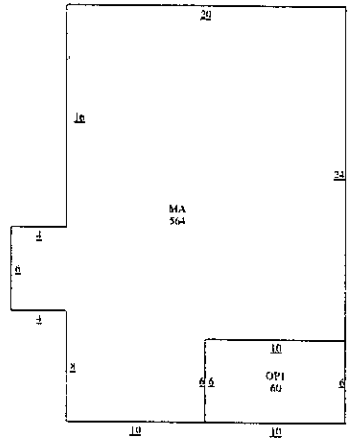
REMARKS FOR '14 FLV IMPS @ $2,000 (VACANT) PER APPR LR 2/25/14 3/3/14 MMG -- FOR '14 CHG LAND FUNC ADJ TO ADJ FACTOR FOR CREEK PER PT OF LOT IS LAST TO CREEK PER AERIAL

BUILDING PERMITS

ISSUE DT	PERMIT TYPE	PERMIT AREA	ST	PERMIT VAL

SALE DT	PRICE	GRANTOR	DEED INFO
		UNKNOWN	OT / /

SKETCH for Improvement #1 (RESIDENTIAL)



EXEMPTIONS

PICTURE

SUBD: S221 100.00% NBHD:

IMPROVEMENT INFORMATION

I#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	UNITS	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE
	MA	MAIN AREA	F	FF3/	564.0	0.00	1	1945	1945		2,000	100%	100%	100%	100%	100%	1.00	2,000
	OP1	OPEN PORCH B	F	NV/	60.0	0.00	1	1945	1945			100%	100%	100%	100%	100%	1.00	0
	SHD	SHED	F	NV/		0.00	1					100%	100%	100%	100%	100%	1.00	0
1.	RESIDENTIAL			STCD: A1	624.0		Homesite: N				2,000							2,000

IMPROVEMENT FEATURES

Foundation	1	FD6	0
Exterior Wall	1	EW1	0
Interior Finish	1	IN1	0
Roof Style		RT2,RM1	0
Flooring	1	FL2	0
Plumbing	1	1	0
			0

SUBD: S221 100.00% NBHD:

LAND INFORMATION

IRR Wells: 0 Capacity: 0 IRR Acres: 0 Oil Wells: 0

L#	DESCRIPTION	CLS	TABLE	SC	HS	METH	DIMENSIONS	UNIT PRICE	GROSS VALUE	ADJ	MASS ADJ	VAL SRC	MKT VAL	AG APPLY	AG CLASS	AG TABLE	AG UNIT PRC	AG VALUE
1.	A1		FF50D100	A1	N	FF	200X47.2	33.50	6,700	0.60	1.00	A	4,020	NO			0.00	0
													4,020					0

Comment: F: 200 R: 200 D: 47.2 FF

Effective Date of Appraisal: January 1 Date Printed: 07/23/2014 03:21:39PM by VICKI

True Automation, Inc.

STATEMENT OF ALL TAXES DUE

ACCT # 1-221-001-01000-192
DATE 07/23/2014
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

ENTERPRISE, BLOCK 1, LOT 1-4

TOWN -
ACRES - .216

LOCATION- 1029 N 9TH ST

Values

LAND MKT VALUE	4,020	IMPR/PERS MKT VAL	7,770
LAND AGR VALUE		MKT. BEFORE EXEMP	11,790
		LIMITED TXBL. VAL	

EXEMPTIONS GRANTED: NONE

ARCE ROSENDO JR EST

1029 N 9TH ST

KINGSVILLE TX 78363-3801

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2011	.00	.00	.00	.00
TAXES 2012	.00	.00	.00	.00
TAXES 2013	.00	.00	.00	.00
	.00	.00	.00	.00

ACCT # 1-221-001-01000-192

TOTAL DUE 07/2014	.00
TOTAL DUE 08/2014	.00
TOTAL DUE 09/2014	.00
TOTAL DUE 10/2014	.00

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	.00	.00	.00	.00
CITY OF KINGSVILLE	.00	.00	.00	.00
KINGSVILLE ISD	.00	.00	.00	.00
SOUTH TX WATER AUTH	.00	.00	.00	.00

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	87.81
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	99.30
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	179.08
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	10.03
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	376.22

STATEMENT OF ALL TAXES DUE

ACCT # 1-221-001-01000-192
DATE 01/16/2015
SD

MELISSA T DELAGARZA, PCC
P O BOX 1457
KINGSVILLE, TX 78364-1457
(361) 595-8542

Property Description

ENTERPRISE, BLOCK 1, LOT 1-4

TOWN -
ACRES - .216
LOCATION - 1029 N 9TH ST

Values

LAND MKT VALUE	4,020	IMPR/PERS MKT VAL	2,000
LAND AGR VALUE		MKT. BEFORE EXEMP	6,020
		LIMITED TXBL VAL	

EXEMPTIONS GRANTED: NONE

ARCE ROSENDO JR EST

1029 N 9TH ST

KINGSVILLE TX 78363-3801

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2014	192.12	.00	.00	192.12
	192.12	.00	.00	192.12

ACCT # 1-221-001-01000-192

TOTAL DUE 01/2015	**192.12**
TOTAL DUE 02/2015	205.57
TOTAL DUE 03/2015	209.41
TOTAL DUE 04/2015	213.26

BREAKDOWN OF TAX DUE BY JURISDICTION

JURISDICTION	TAXES	PEN & INT	ATTY FEES	TOTAL
KLEBERG COUNTY	44.84	.00	.00	44.84
CITY OF KINGSVILLE	50.70	.00	.00	50.70
KINGSVILLE ISD	91.44	.00	.00	91.44
SOUTH TX WATER AUTH	5.14	.00	.00	5.14

TAX LEVY FOR THE CURRENT ROLL YEAR: 137	44.84
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY	50.70
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD	91.44
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA	5.14
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR	192.12

Prop ID	Owner	%	Legal Description			Values		
18550	31932	100.00 R	**Geo: 121340109000192**	Effective Acres: 0.000000	Imp HS:	187,990	Market:	205,390
CANO DAVID			CYPHER 4, LOT 9		Imp NHS:	0	Prod Loss:	0
ETUX NORMA A					Land HS:	17,400	Appraised:	205,390
1018 LYNDALE ST				Acres:	0.0000 Land NHS:	0	Cap:	0
KINGSVILLE, TX 78363-6464			State Codes: A	Map ID:	Prod Use:	0	Assessed:	205,390
			Situs: 1143 W YOAKUM	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS,OV65
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			205,390	8,400	196,990	0.842200	1,659.05

Prop ID	Owner	%	Legal Description			Values		
10814	55156	100.00 R	**Geo: 121340110000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	17,400
ANAYA CARMELINO JR			CYPHER 4, LOT 10		Imp NHS:	0	Prod Loss:	0
813 E KENEDY					Land HS:	0	Appraised:	17,400
KINGSVILLE, TX 78363				Acres:	0.0000 Land NHS:	17,400	Cap:	0
			State Codes: C1	Map ID:	Prod Use:	0	Assessed:	17,400
			Situs: 1135 W YOAKUM	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			17,400	0	17,400	0.842200	146.54

Prop ID	Owner	%	Legal Description			Values		
19298	41601	100.00 R	**Geo: 121340111000192**	Effective Acres: 0.000000	Imp HS:	143,070	Market:	160,470
BAUMANN FRANK S JR			CYPHER 4, LOT 11		Imp NHS:	0	Prod Loss:	0
ETUX SHARI L BAUMANN					Land HS:	17,400	Appraised:	160,470
PO BOX 391				Acres:	0.0000 Land NHS:	0	Cap:	0
KINGSVILLE, TX 78364-0391			State Codes: A	Map ID:	Prod Use:	0	Assessed:	160,470
			Situs: 1131 W YOAKUM	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			160,470	0	160,470	0.842200	1,351.48

Prop ID	Owner	%	Legal Description			Values		
11602	55384	100.00 R	**Geo: 121340112000192**	Effective Acres: 0.000000	Imp HS:	154,640	Market:	174,980
MCBRIDE NORMAN L			CYPHER 4, LOT 12		Imp NHS:	0	Prod Loss:	0
1127 W YOAKUM AVE					Land HS:	20,340	Appraised:	174,980
KINGSVILLE, TX 78363-3413				Acres:	0.0000 Land NHS:	0	Cap:	0
			State Codes: A	Map ID:	Prod Use:	0	Assessed:	174,980
			Situs: 1127 W YOAKUM	Mtg Cd:	Prod Mkt:	0	Exemptions:	DV4,HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			174,980	12,000	162,980	0.842200	1,372.62

Prop ID	Owner	%	Legal Description			Values		
17105	15365	100.00 R	**Geo: 122100101000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	11,790
ARCE ROSENDO JR EST			ENTERPRISE, BLOCK 1, LOT 1-4		Imp NHS:	7,770	Prod Loss:	0
1029 N 9TH ST					Land HS:	0	Appraised:	11,790
KINGSVILLE, TX 78363-3801				Acres:	0.0000 Land NHS:	4,020	Cap:	0
			State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	11,790
			Situs: 1029 N 9TH ST	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

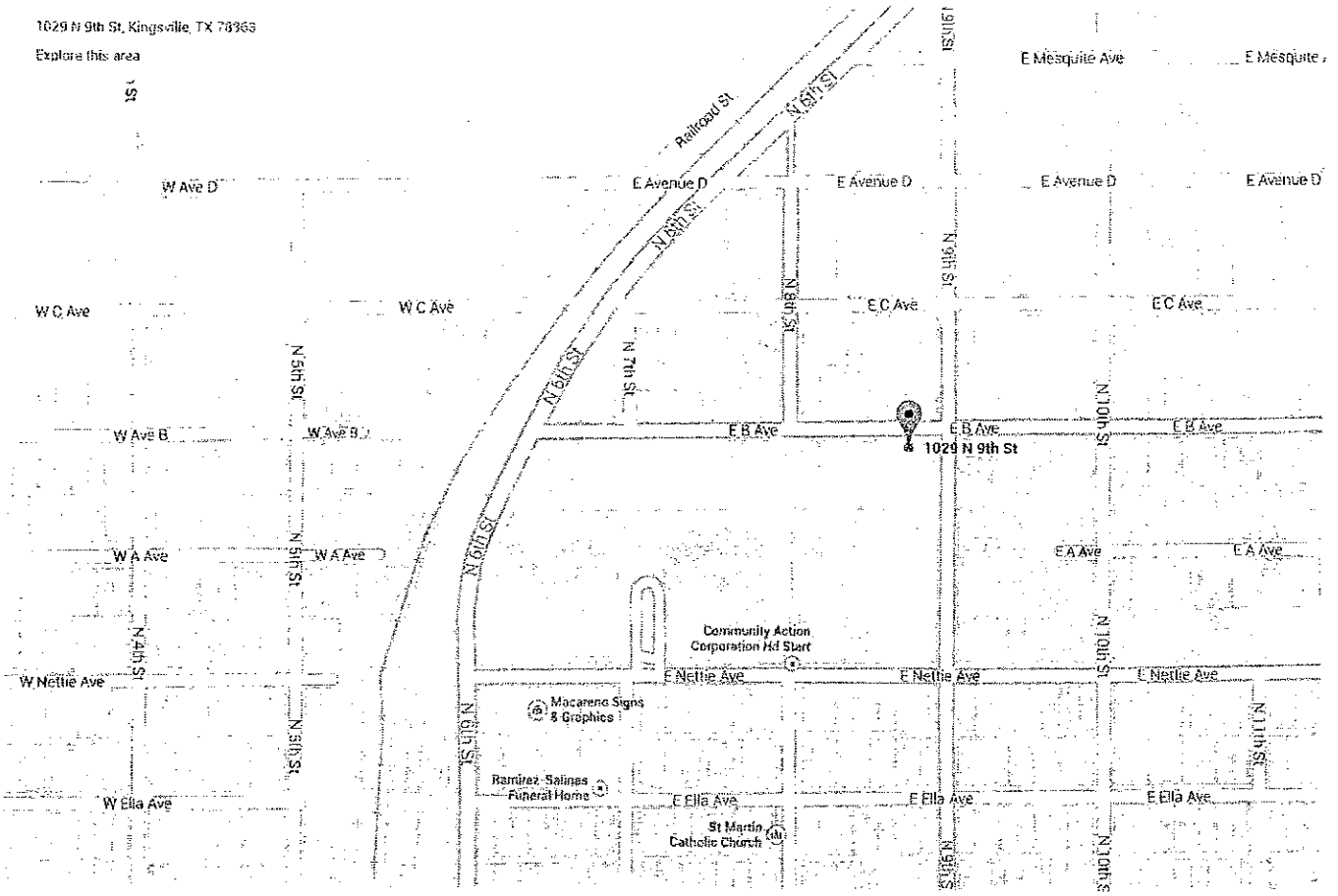
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			11,790	0	11,790	0.842200	99.30

Prop ID	Owner	%	Legal Description			Values		
18638	47663	100.00 R	**Geo: 122100105000192**	Effective Acres: 0.000000	Imp HS:	14,800	Market:	15,870
GOGGELEYE JEFFREY M			ENTERPRISE, BLOCK 1, LOT 5		Imp NHS:	0	Prod Loss:	0
& ALMA T GOGGELEYE					Land HS:	1,070	Appraised:	15,870
409 E AVE B				Acres:	0.0000 Land NHS:	0	Cap:	0
KINGSVILLE, TX 78363-3805			State Codes: A	Map ID:	Prod Use:	0	Assessed:	15,870
			Situs: 409 E AVE B TX	Mtg Cd:	Prod Mkt:	0	Exemptions:	HS
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			15,870	0	15,870	0.842200	133.66

Prop ID	Owner	%	Legal Description			Values		
10897	53544	100.00 R	**Geo: 122100106000192**	Effective Acres: 0.000000	Imp HS:	0	Market:	15,950
MALDONADO EMELISSA &			ENTERPRISE, BLOCK 1, LOT N3/4 6, 7		Imp NHS:	13,130	Prod Loss:	0
EMILY					Land HS:	0	Appraised:	15,950
% JUANITA ROJAS				Acres:	0.0000 Land NHS:	2,820	Cap:	0
2610 MCCAIN DR			State Codes: A	Map ID:	Prod Use:	0	Assessed:	15,950
CORPUS CHRISTI, TX 78410-18			Situs: 407 E AVE B	Mtg Cd:	Prod Mkt:	0	Exemptions:	
				DBA:				

Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE			15,950	0	15,950	0.842200	134.33


1029 N 9th St, Kingsville, TX 78363
Explore this area
E Mesquite Ave
Railroad St
W Ave D
E Avenue D
W C Ave
E C Ave
N 5th St
N 7th St
N 8th St
N 9th St
N 10th St
W Ave B
E B Ave
1029 N 9th St
W A Ave
E A Ave
Community Action Corporation Hd Start
W Nettie Ave
E Nettie Ave
N 4th St
N 6th St
N 11th St
Macarena Signs & Graphics
Ramirez-Salinas Funeral Home
W Ella Ave
E Ella Ave
St Martin Catholic Church
Map data ©2014 Google 200 ft

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JULY 23, 2014

ROSENDO ARCE JR EST
1029 N 9TH
KINGSVILLE, TX 78363

Re: ENTERPRISE, BLOCK 1, LOT 1-4 1029 N 9TH

Dear Sir or Madam:

It has been determined that the structure at **1029 N 9TH** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.

(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.

(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:

(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.

(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.

(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger the safety of the building or structure or other buildings or structures or other property,

and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

AN INVESTIGATION HAS BEEN CONDUCTED ON THESE PREMISES FOR NON-COMPLIANCE WITH CITY ORDINANCES. YOU ARE HEREBY NOTIFIED THAT THE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS FROM RECEIPT THIS LETTER. PLEASE REFER TO THE ENCLOSED PROPERTY CONDITION REPORT REGARDING THE SPECIFIC VIOLATIONS REQUIRING CORRECTIVE ACTION.

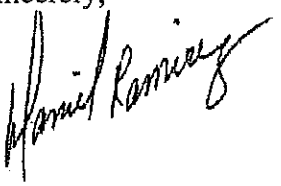
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

SEPTEMBER 25, 2014

ROSENDO ARCE JE EST
1029 N 9TH
KINGSVILLE, TX 78363

Re: ENTERPRISE, BLOCK 1, LOT 1-4 1029 N 9TH

Dear Sir or Madam:

It has been determined that the structure at **1029 N 9TH** is in a significant state of disrepair and creates a safety and health hazard to the surrounding area and the community at large. The structure is in direct violation to the City of Kingsville's Code of Ordinance § 15-1-165 Condemned Building or Structure; Specifications as adopted and as stated below.

§ 15-1-165 CONDEMNED BUILDING OR STRUCTURE; SPECIFICATIONS.
(A) Any building or structure of any type of material, whether public or private property, existing within the city limits, which is determined to be unsafe for or dangerous to human occupancy, shall be declared and be and become a condemned building or structure.
(B) The condemned buildings or structures mentioned in division (A) shall be determined to be such under the following listed terms and conditions:
(1) Any building or structure which, for want of repair or by reason of age or dilapidated condition, or for any causes, is especially liable to fire, and which is so situated as to endanger other buildings or property, or so occupied that fire would endanger persons or property therein.
(2) Any building or other structure which shall be determined to have a permanent or temporary plumbing condition existing in violation of the installation, maintenance and repair provisions of the City Plumbing Code presently duly enacted or to be duly enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Plumbing Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(3) Any building or other structure which shall be determined to have a permanent or temporary electrical installation condition existing in violation of the installation, maintenance or repair provisions of the City Electrical Code as it is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the Electrical Code to endanger

the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(4) Any building or structure which shall be determined to contain a faulty and defective structural condition existing in violation of the construction, maintenance and repair provisions of the City Building Code as is presently duly enacted or may be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the Building Code to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
(5) Any building or structure which shall be determined to have a permanent or temporary sanitary condition existing in violation of the various health and sanitation ordinances duly enacted and to be enacted from time to time, and which shall be further determined, by virtue of such condition in violation of the provisions of the sanitation ordinances to endanger the safety of the building or structure or other buildings or structures or other property, and to endanger the safety and health of persons who may have occasion to occupy and/or be in, on or about the premises, whether they be the owner thereof or not.
('62 Code, § 4-6-1)

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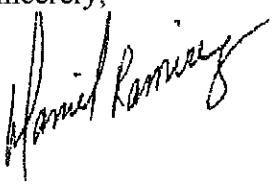
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a condemnation will be processed through City Commission. If you should commit another violation of the same kind or nature that poses a danger to the public health and safety on or before the first anniversary of the date of the notice, the city without further notice may correct the violation at the owner's expense and assess the expense against the property.

Please provide proof of necessary permits and "passed" inspections for all reconstruction and/or repairs. Provide proof of proper disposal, i.e. landfill receipt or method used to remediate the condemned structure.

If you need further information or have questions, please contact me at (361) 595-8019, Monday through Friday from 8:00 AM – 12:00 PM & 1:00 PM - 5:00 P.M.

Sincerely,



Daniel Ramirez
Building Official

Enclosure

BUILDING DEPARTMENT

City of Kingsville
Phone: 361-595-8019 Fax: 361-595-8035

CERTIFIED MAIL – RETURN RECEIPT #7014 0150 0002 0853 5782

JANUARY 28, 2015

ROSENDO ARCE JR EST
1029 N 9TH
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1029 N 9TH**

Dear Sir or Madam:

On July 21, 2014, a letter was sent from the City of Kingsville stating that your property located at **1029 N 9TH** was a fire hazard or was dangerous to human life, or constitutes a hazard to safety or health or public welfare by reason of inadequate maintenance, dilapidation, obsolescence, or abandonment such that the structures located thereon are unsafe and a nuisance. In that letter, you were further advised that you needed to repair or demolish the structures within a certain timeframe. As the timeframe has passed and the unsafe structures on your property have not been repaired or demolished, the structures on your property are being recommended for condemnation before the Kingsville City Commission.

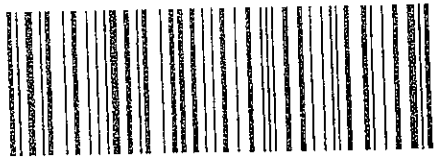
You are hereby cited to appear before the City Commission at a public hearing on **Monday, MARCH 9, 2015** at **6:00 p.m.** to show cause why such structures should not be condemned. You may appear in person, by agent or by counsel at the hearing. You will need to submit at the hearing proof of the scope of any work that may be required to comply with city ordinances and the time it will take to reasonably perform the work. The condemnation hearing is set for MARCH 9, 2015.

The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

If you have any questions about the condemnation process or how to get a building permit to fix the structures, please contact me at (361) 595-8019.

Sincerely,

Daniel Ramirez
Building Official



CITY OF KINGSVILLE

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Rosendo Arce Jesst
1029 N 9th
Kingsville TX 78363

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9/30/14
10/24
10/28

NIXIE 782 CE 1 0111/07/14

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

*2093 09037-30-46

NIXIE 782 SE 1009 0110/07/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 78364145858 *2193-01166-07-38

78364@1458

Rosendo Arce Jesst
1029 N 9th
Kingsville, TX 78363

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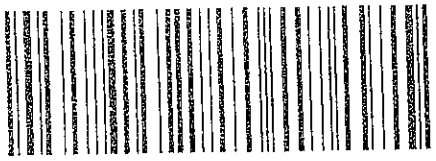
CITY OF KINGSVILLE



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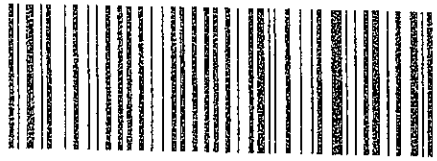

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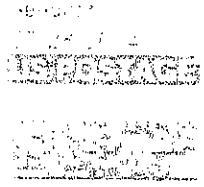

Rosendo Arce Jr
1029 N 9th
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NIXIE 782 CC 1 0107/31/14

RETURN TO SENDER
IN DISPUTE
UNABLE TO FORWARD

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78363@3801

CITY OF KINGSVILLE

P.O. BOX 1458 – KINGSVILLE, TEXAS 78364

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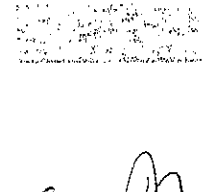

Rosendo Arce Jr
1029 N 9th
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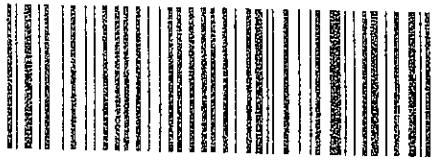

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Rosendo Arce Jr
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NIXIE 782 CC 1 0107/31/14

RETURN TO SENDER
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78363@3801

CITY OF KINGSVILLE

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CORPUS CHRISTI
TX 784
25 JUL 2014 PM

Rosendo Arce Jr
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RETURN TO SENDER
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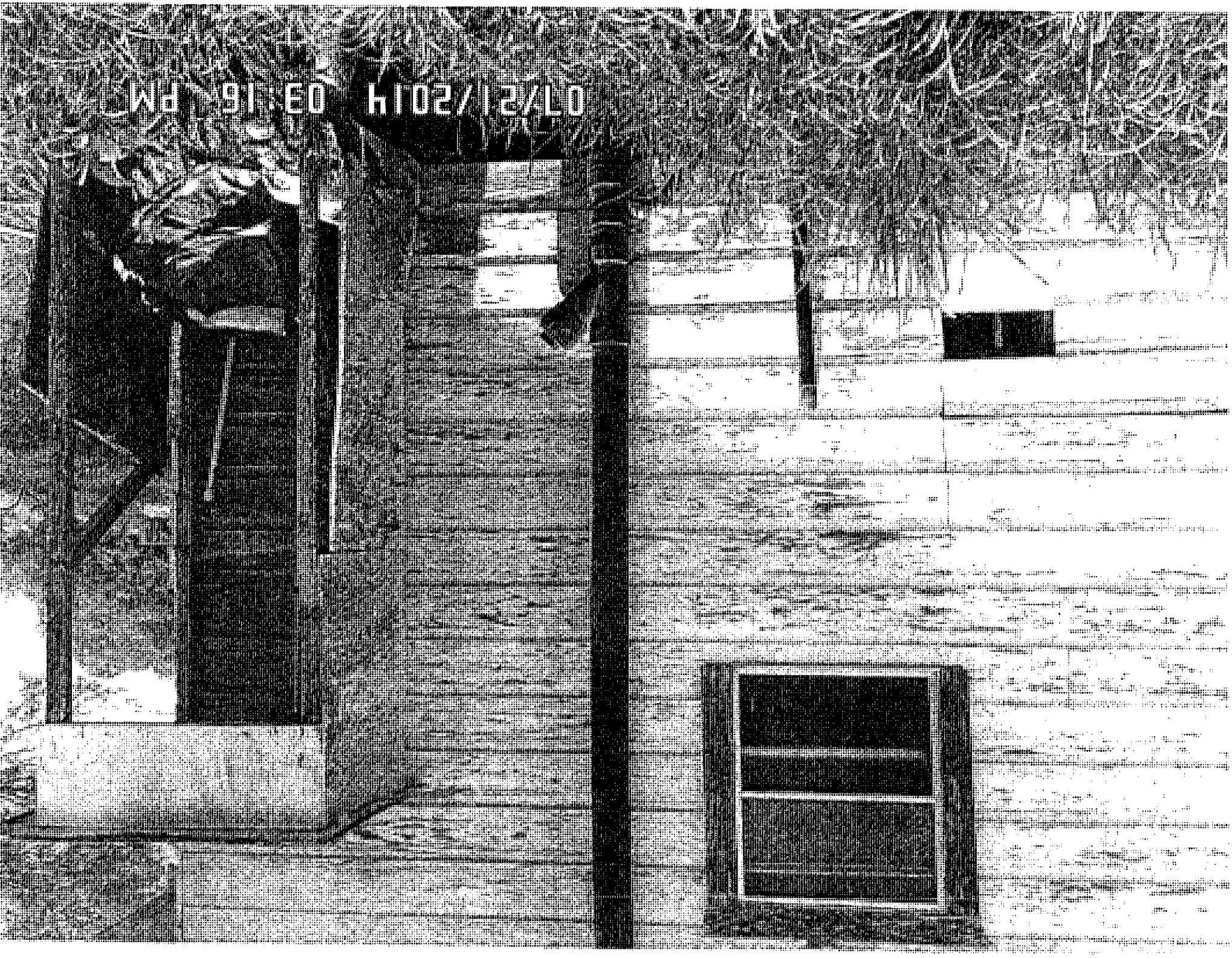
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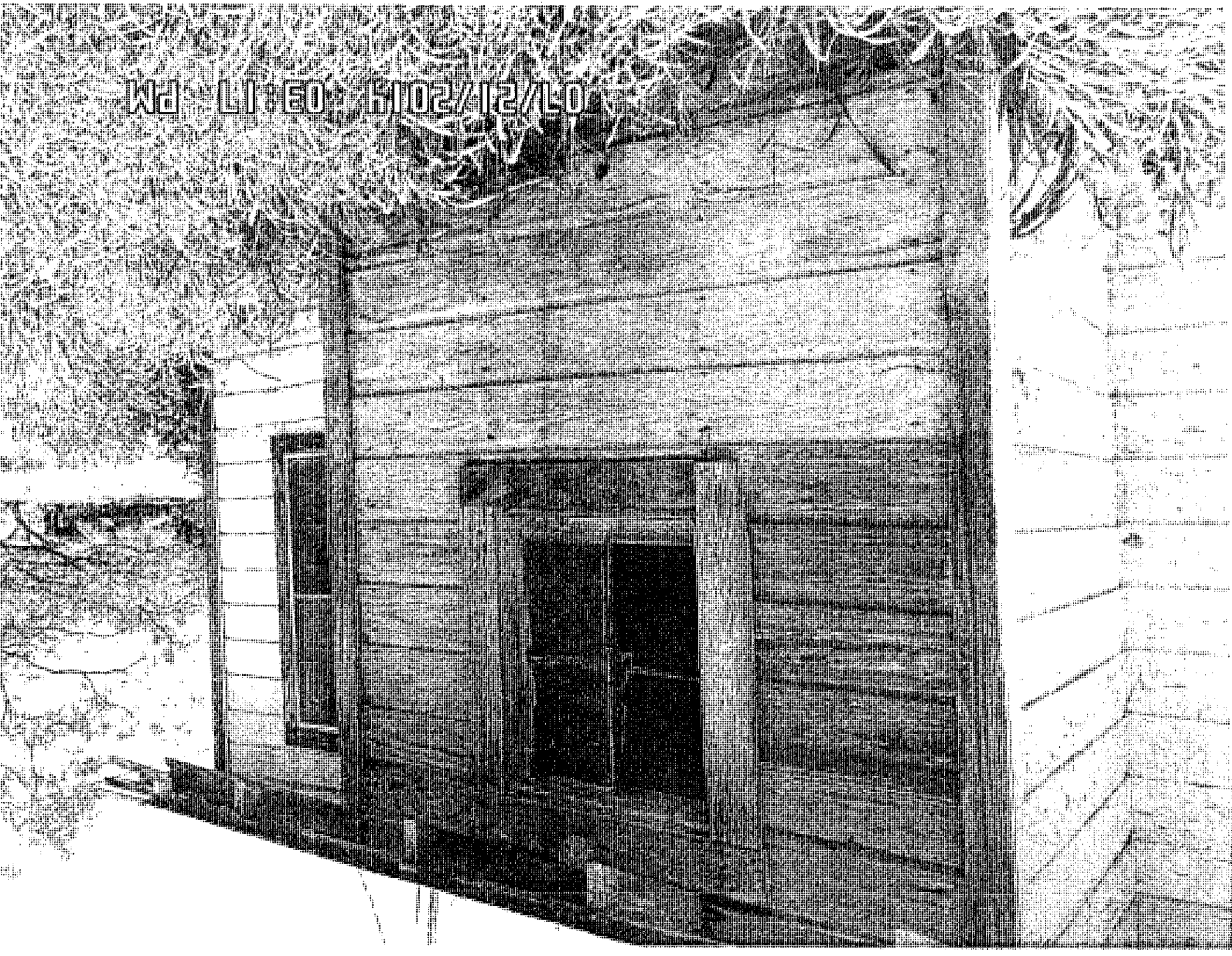
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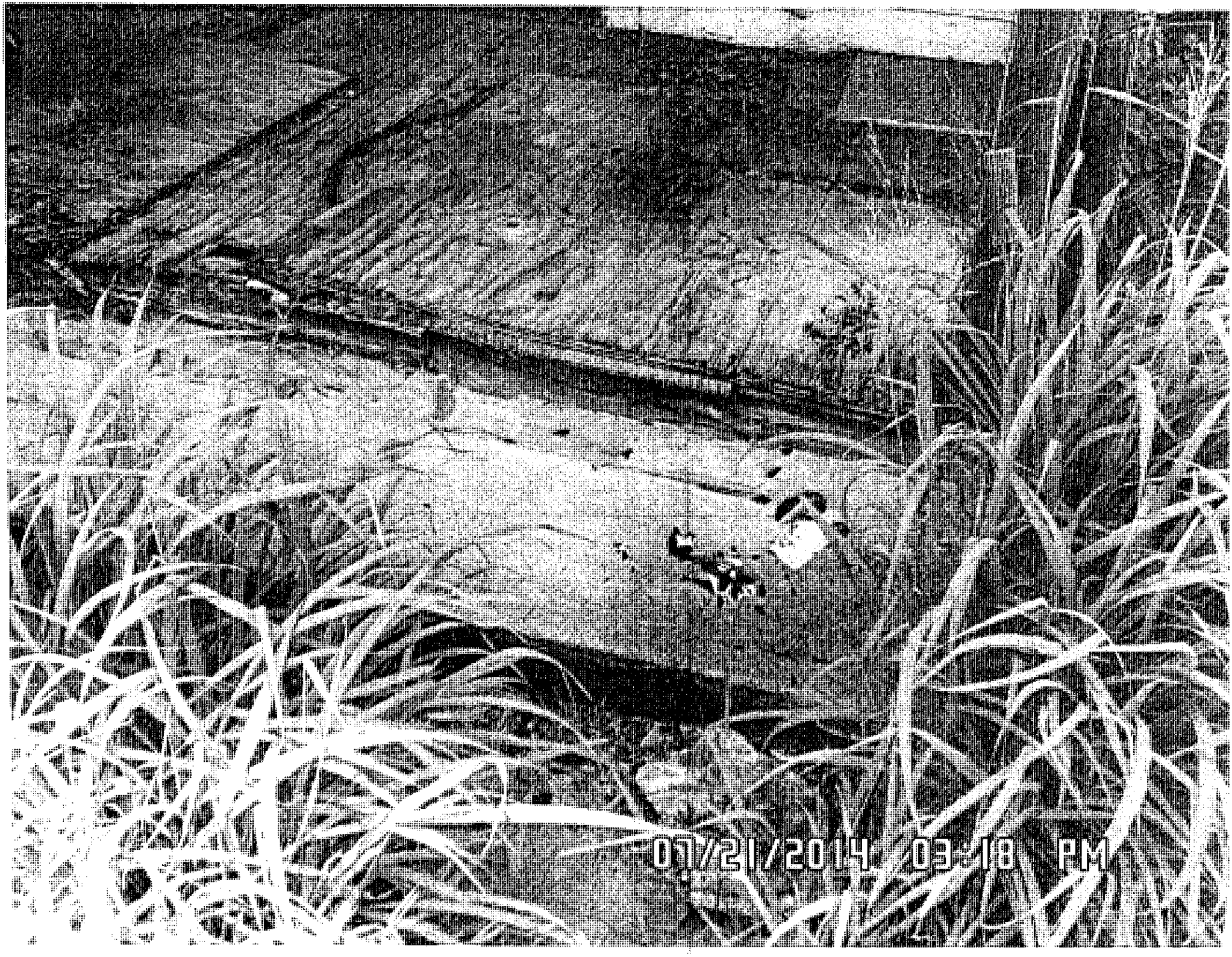
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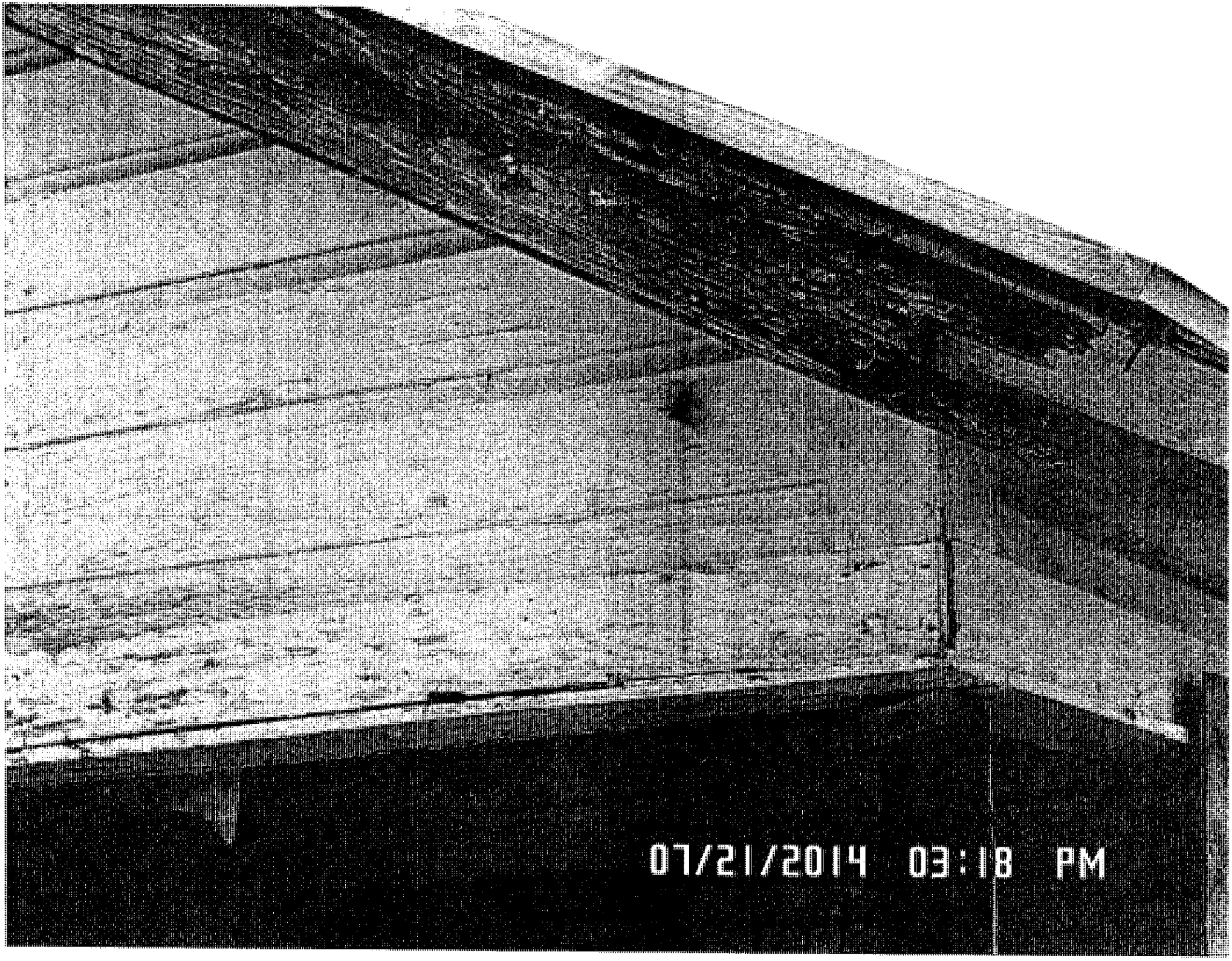
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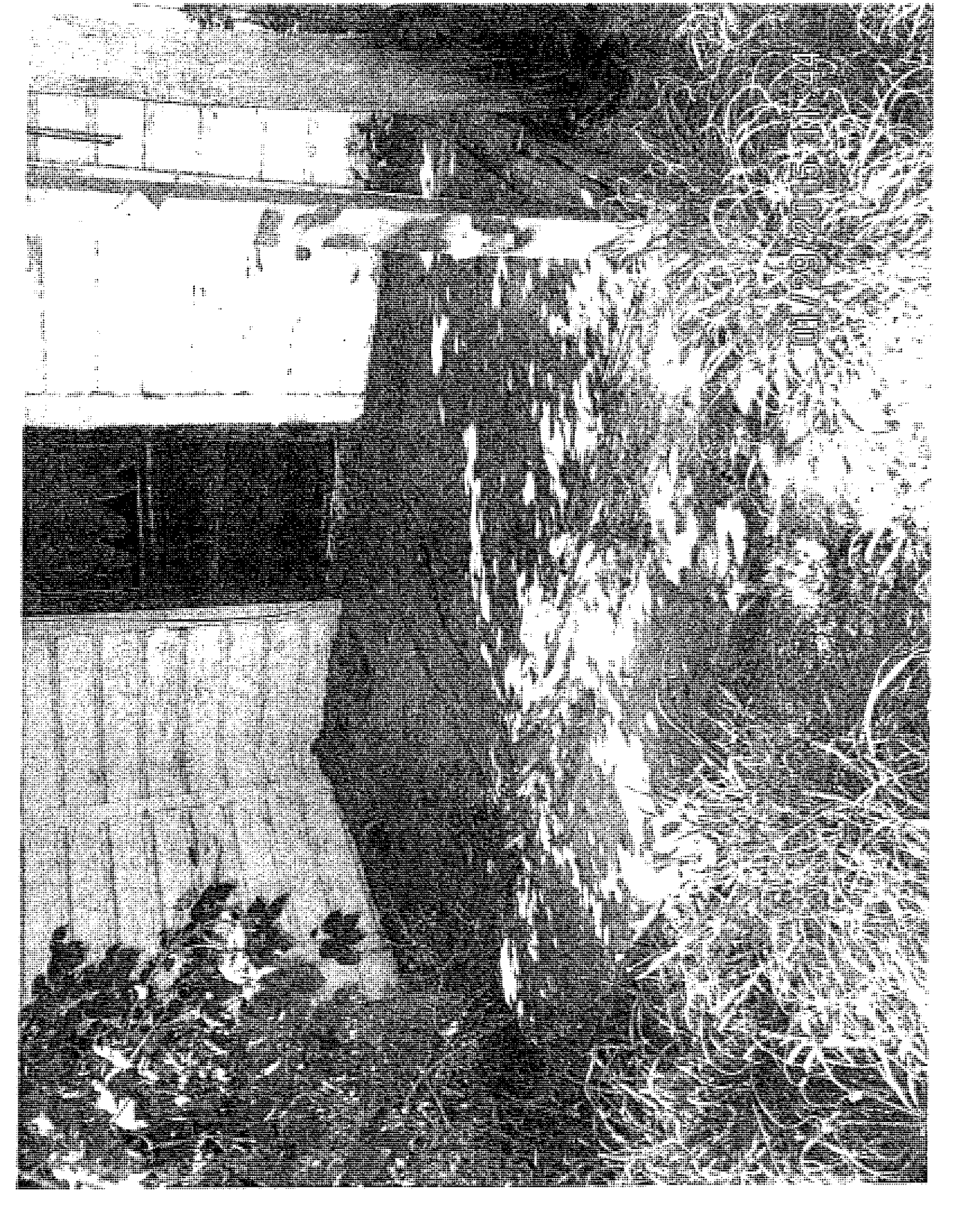

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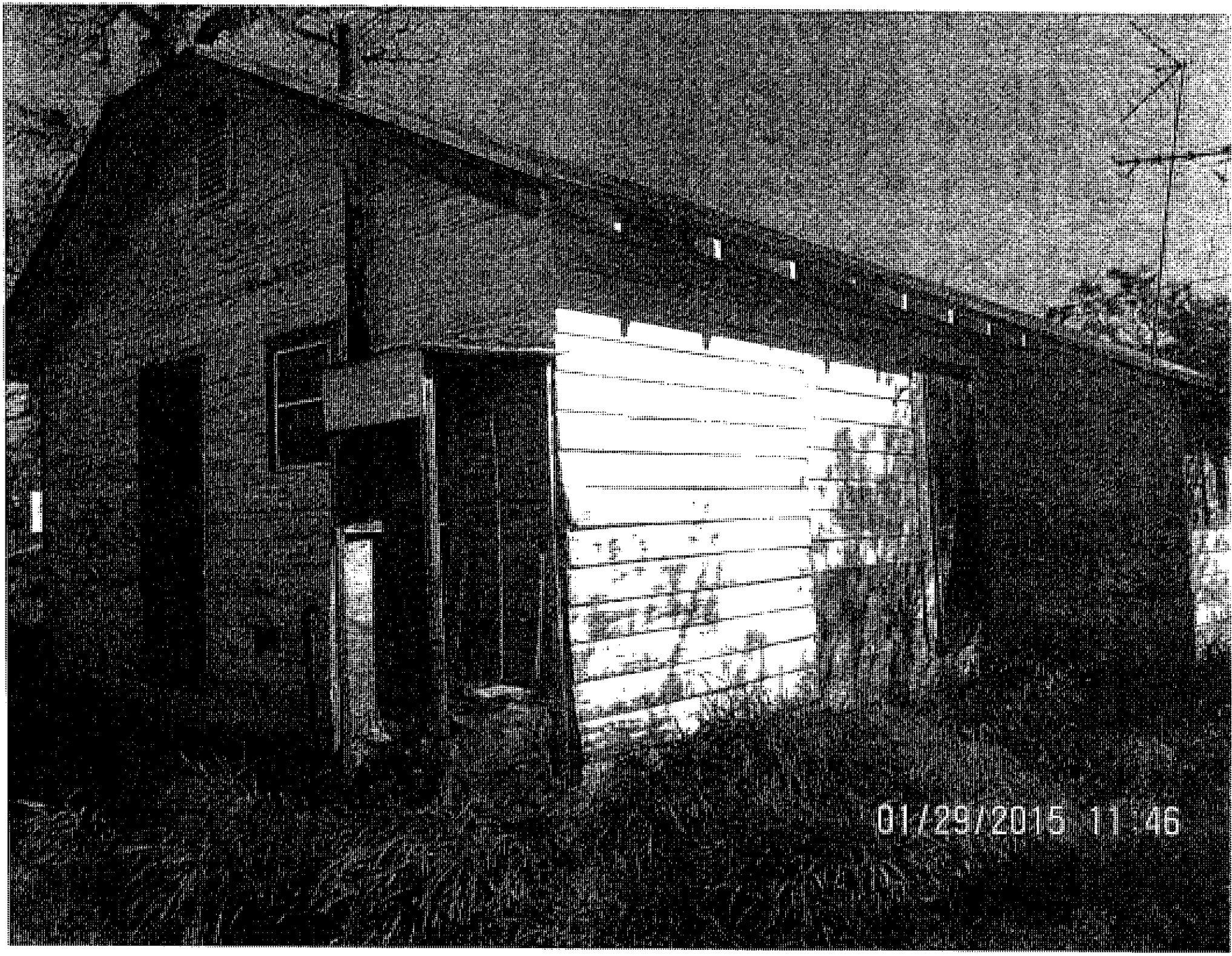
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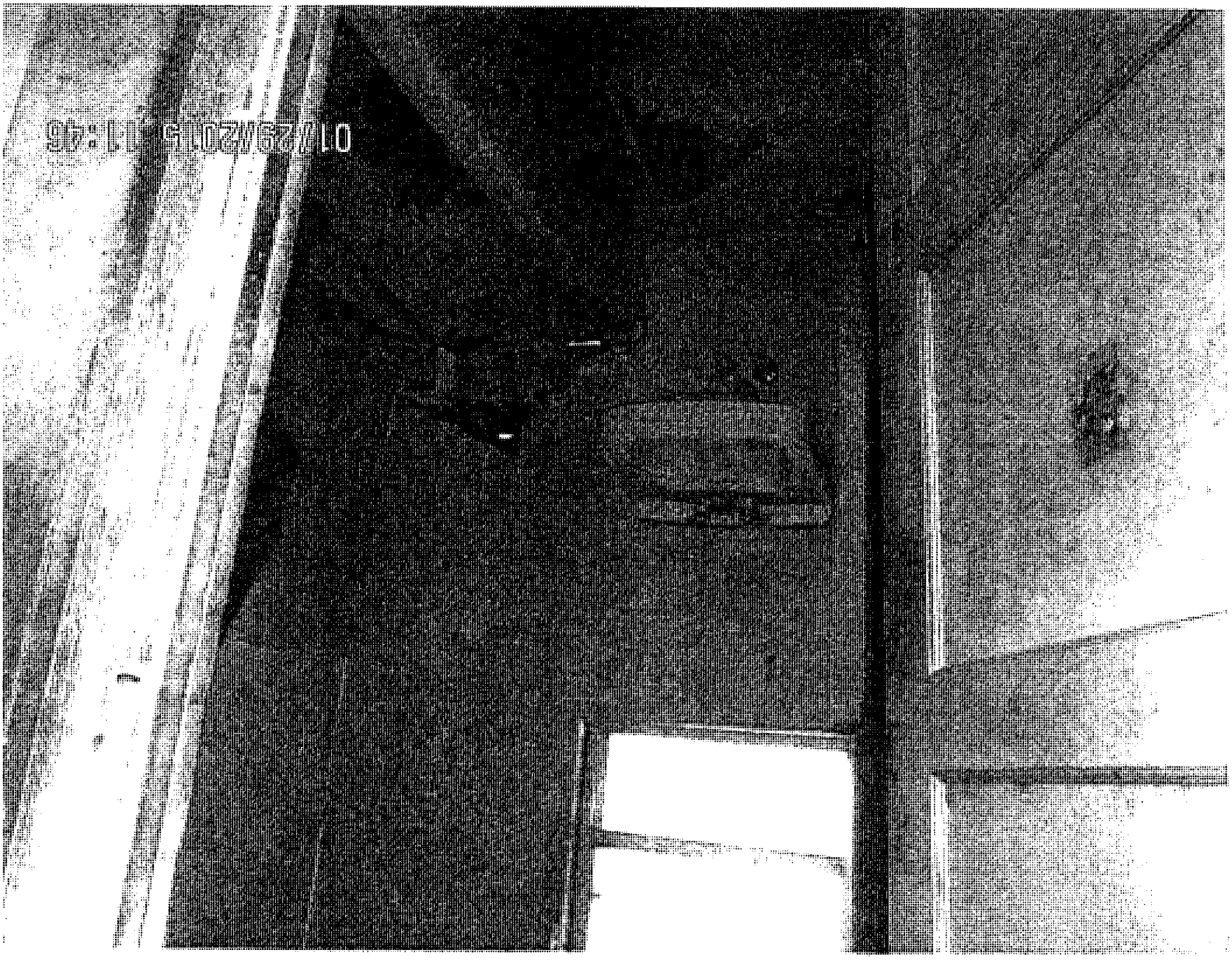
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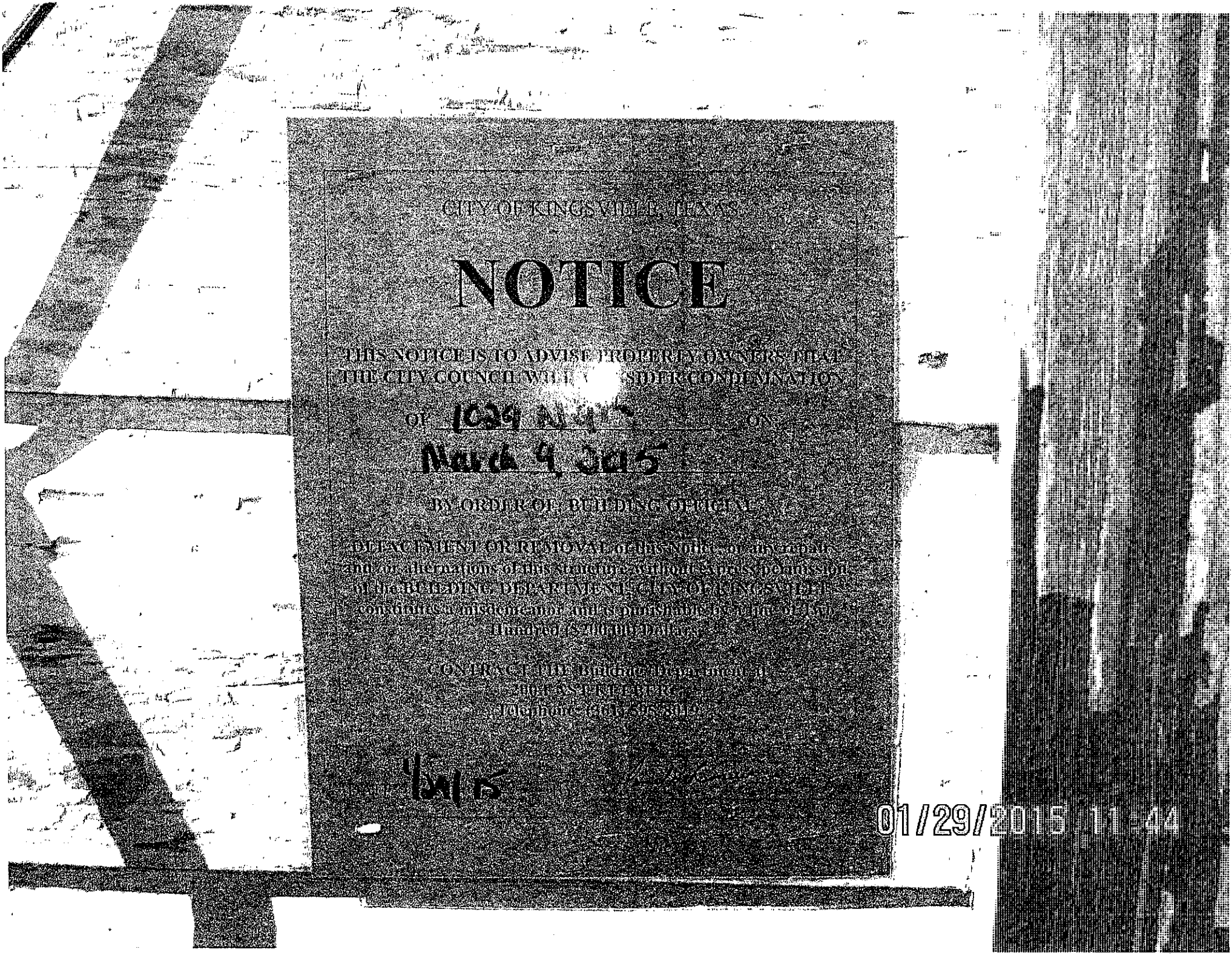


CITY OF KINGSVILLE, TEXAS

NOTICE

THIS NOTICE IS TO ADVISE PROPERTY OWNERS THAT THE CITY COUNCIL WILL [illegible] SIDER CONDEMNATION

OF 1029 [illegible] ON

March 9, 2015

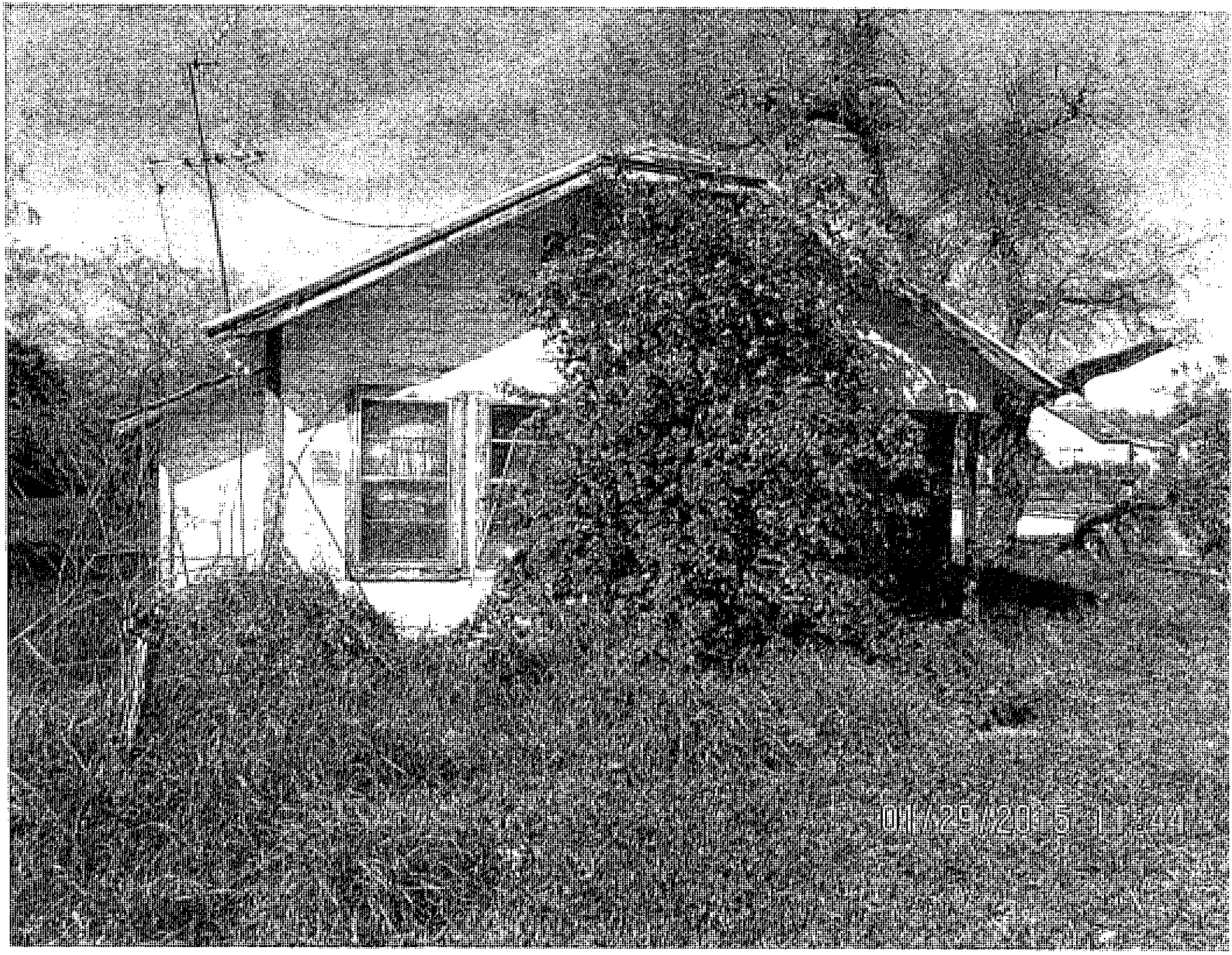
BY ORDER OF: BUILDING OFFICIAL

DEFACEMENT OR REMOVAL of this Notice, or any repairs and/or alternations of this structure without express permission of the BUILDING DEPARTMENT, CITY OF KINGSVILLE constitutes a misdemeanor and is punishable by a fine of Two Hundred ($200.00) Dollars.

CONTRACT THE Building Department at
200 EAST KLEBERG
Telephone: (361) 595-8019

1/29/15

01/29/2015 11:44



CONSENT AGENDA

AGENDA ITEM #1

RESOLUTION NO. 2015-_____

A RESOLUTION OF THE CITY OF KINGSVILLE AUTHORIZING THE RELEASE OF CHAPTER 59 FUNDS OF THE KINGSVILLE POLICE DEPARTMENT FOR DONATION TO THE BOY SCOUTS OF AMERICA VENADO DISTRICT.

WHEREAS, the Texas Code of Criminal Procedure, Article 59.06(h) allows for the release of Chapter 59 funds for nonprofit programs for the prevention of drug abuse;

WHEREAS, the Boy Scouts of America Venado District is a non-profit organization that provides drug abuse prevention programs in two ways (1) through the Scout Unit and Explorer Post meetings, along with a Drug Abuse Prevention Program for youths in Kleberg and Kenedy counties. and (2) through the advancement requirements for both Cub Scouts and Boy Scouts, which serves approximately 209 boys locally;

NOW, THEREFORE BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the City Commission authorizes the Kingsville Police Department to assist with a $5,000 donation to the Boy Scouts of America Venado District, to help educate young people about living a drug-free and alcohol-free lifestyle. Boy Scouts of America Venado District will submit quarterly charitable contribution reporting forms to the Kingsville Police Department.

II.

THAT local elected representatives shall be encouraged to promote, endorse, and support the Boy Scouts of America Venado District in their efforts for the benefit of the community through drug abuse prevention programs.

PASSED AND APPROVED by a majority vote of the City Commission on the 9th day of March, 2015.

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

KINGSVILLE POLICE DEPARTMENT
INTER-OFFICE MEMORANDUM

February 24, 2015

TO : Courtney Alvarez, I/City Manager

FROM : Ricardo Torres, Chief of Police

SUBJECT : Donation to Boy Scouts of America for Drug Abuse Prevention Programs from Chapter 59

The Texas Code of Criminal Procedure, Article 59.06 (h) allows for Chapter 59 funds to be used for nonprofit programs for the prevention of drug abuse. I request that the Kingsville Police Department be allowed to make monetary donations in the amount of $5,000.00 from Chapter 59 proceeds to:

The Boy Scouts of America Venado District provides drug abuse prevention programs through the Learning for Life character development program in the public schools of Kleberg and Kenedy Counties. The Venado District serves 209 youth registered in 10 traditional Scout Units locally.

We also ask that this entity applying for Chapter 59 donations be required to submit the attached reporting forms for our own internal auditing process and to insure strict compliance with standards set forth related to the expenditure of these funds. We would ask that this item be placed on the next available agenda for consideration by the City of Kingsville City Commission.

Please place this item on the agenda for the next available meeting for consideration by our City Council. Thank you for your consideration regarding this matter.

FYI:

Kingsville Police Dept.
Fund 005

BOY SCOUTS OF AMERICA®
SOUTH TEXAS COUNCIL

January 28, 2015

Mr. Vincent J. Capell
City Manager
City of Kingsville
P. O. Box 1458
Kingsville, Texas 78364

Mr. Ricardo Torres
Chief of Police
Kingsville Police Department
P. O. Box 1458
Kingsville, Texas 78364

Re: Drug Abuse Prevention Programs of Boy Scouts of America/Chap.59

Gentlemen,

Part of the Boy Scouts of America's mission is to teach youth positive character traits, leadership, responsibility, and the skills necessary to make ethical and moral choices. This mission is accomplished through the countless lessons taught in traditional Scouting programs; such as Cub Scouts and Boy Scouts.

The volunteers of the Boy Scouts of America, South Texas Council provide these programs in partnership with local Police and Border Patrol Agency's at weekly Scout Unit and Explorer Post meetings and outdoor activities, including Cub Scout Day Camp, Cub Adventure Weekends, Boy Scout Summer and Winter Camps held throughout the year. Scouts who attend these events fulfill requirements for rank advancement and merit badges such as Crime Prevention and Fingerprinting. As a requirement for advancement in Scouting programs, the drug abuse prevention and awareness message is instilled at each rank/level for Cub and Boy Scouts. For Explorers, that message plays a pivotal role in the Character Education lessons in which each youth is taught to help them make better ethical and moral choices.

These funds help support 209 youth registered in 10 traditional units to grow and become productive members of the community. These numbers are a testament to our programs success because it has be a steady increase year after year. Along with our traditional units we also have an Explorer Post with the United States Border Patrol which currently services 9 young adults in the area. The age in which youth can be a part of this program is 14, and they are taught how an officer in the field prepares for and implements their training to give them the best opportunity to succeed. In order to continue providing a Drug Abuse Prevention Program for the youth in Kleberg and Kenedy County, we are requesting your consideration of an annual contribution of $5,000, which would greatly assist our efforts.

Thank you for your consideration.

Yours in Scouting,

Manuel Ramos
Scout Executive

700 Everhart Terrace, Building A
Corpus Christi, TX 78411-1939
www.southtexasbsa.org

Prepared. For Life.™

AGENDA ITEM #2

DATE: February 25, 2015

TO: City Commission

VIA: Courtney Alvarez, Interim City Manager

FROM: Cynthia Martin, Downtown Manager

SUBJECT: Historical Development Board Appointment

The Historical Development Board would like to recommend the appointment of Mr. Daniel Burt to the Historical Development Board. Mr. Burt, PhD, is an Assistant Professor at Texas A & M University – Kingsville. He is a resident of the Kingsville Historic District and has an interest in history and historic architecture.

I am hereby requesting the City Commission consider the appointment of Mr. Daniel Burt to the Historical Development Board for a three year term at the next Regular Commission meeting.

Cynthia Martin

Daniel Joseph Burt

504 W. Henrietta Ave.
Kingsville, TX, 78363
Phone: 870.403.4225
daniel.burt@tamuk.edu

Education

2009-2012 **Ph.D. Kinesiology**
University of Arkansas, Fayetteville, Arkansas
-Concentration in Pedagogy
-Cognates in Sport Management and Adapted Physical Education
\

2008-2009 **M.S. Sports Administration**, Henderson State University, Arkadelphia, AR

2006-2008 **B.A. Kinesiology and Leisurely Studies**, Ouachita Baptist University, Arkadelphia, AR
-Emphasis in Recreation
-Minors in English and Philosophy

2002-2005 **Began undergraduate work at SUNY Potsdam,**
Potsdam, NY
-Minor in Wilderness Education

Employment History and Courses Taught

Assistant Professor, Texas A & M - Kingsville
Sports Business Coordinator
Kingsville, TX
August 2012-Current
-Taught undergraduate and graduate Classes
-Curriculum development and
-Faculty sponsor of the Sport Business Club and Javelina Fútbol Club

Adjunct Professor, Texas A & M – Kingsville
Kingsville, TX
July, 2012-August, 2012
-Taught Classes

Senior Teaching Assistant and Doctoral Academic Fellow, University of Arkansas, Fayetteville, AR
July 2009-June 2012
-Supervised, Observed, and Evaluated Senior PETE Interns (PHED 407V)

Adjunct Professor, Ecclesia College, Springdale, AR
January 2011-May 2012
-Taught Classes

Adjunct Professor, Henderson State University, Arkadelphia, AR
January 2009-June 2009
-Taught Classes
- Prepared classes for NCATE review.

Graduate Assistant, Henderson State University, Arkadelphia, AR
August 2008-June 2009
-Taught Classes
-Administrative duties for the Athletic Training program.
-Designed cornerstone and capstone curriculum for the progression of the Athletic Training students.

Notable Accomplishments

-Inducted into Phi Epsilon Kappa (International Kinesiology Honor Society)
-Walton Doctoral Academic Fellowship (University of Arkansas, 2009-2012).
-Inducted into Kappa Delta Pi, International Honor Society of Education (September, 2011).
-Honored as a favorite professor by the Arkansas Razorbacks Gymnastics Team in March, 2011.
-Invited into Golden Key International Honor Society in October, 2009.
-Inducted into Alpha Epsilon Lambda, the National Graduate Honors Society, in April 2009.

Committees and Service

On Board of Directors for National Association of Kinesiology in Higher Education
Chair of Publications for National Association of Kinesiology in Higher Education
Currently a Representative on Texas A&M University-Kingsville's Faculty Senate
On the Quality Enhancement Plan advisory committee on undergraduate writing.
Chaired Department Faculty Search Committees

Hobbies

Reading
Yard work
Cooking
Attending Sporting Events
Visiting History and Art Museums

REGULAR AGENDA

AGENDA ITEM #3

FOR INFORMATION REGARDING
THIS CONDEMNATION,
REFER TO PUBLIC HEARING #1

AGENDA ITEM #4

FOR INFORMATION REGARDING
THIS CONDEMNATION,
REFER TO PUBLIC HEARING #2

AGENDA ITEM #5

FOR INFORMATION REGARDING
THIS CONDEMNATION,
REFER TO PUBLIC HEARING #3

AGENDA ITEM #6

FOR INFORMATION REGARDING
THIS CONDEMNATION,
REFER TO PUBLIC HEARING #4

AGENDA ITEM #7

FOR INFORMATION REGARDING
THIS CONDEMNATION,
REFER TO PUBLIC HEARING #5

AGENDA ITEM #8

FOR INFORMATION REGARDING
THIS CONDEMNATION,
REFER TO PUBLIC HEARING #6

AGENDA ITEM #9

RESOLUTION NO. 2015-_____

A RESOLUTION OF THE CITY OF KINGSVILLE, TEXAS TO URGE THE 84TH TEXAS LEGISLATURE TO PROVIDE $8.1 MILLION IN STATE DEBT SERVICE THAT WILL ALLOW TEXAS A&M UNIVERSITY- KINGSVILLE TO LEVERAGE $93 MILLION IN ISSUED BONDS, FOR THE RENOVATION AND EXPANSION OF EXISTING FACILITIES TO MEET ENROLLMENT DEMANDS IN SCIENCE, TECHNOLOGY, ENGINEERING, MATHEMATICS, MUSIC AND OTHER EDUCATIONAL PROGRAMS.

WHEREAS, Texas A&M – Kingsville (TAMUK) has seen increases from 2010 to 2014 of 34% in general student enrollment, 46% in engineering student enrollment, and 26% in semester credit hours, all of which display a clear demand for expanded and renovated facilities; and

WHEREAS, TAMUK needs to correct current facility deficiencies by 2015 in order to retain accreditation from the National Association of Schools of Music for the university music program – one that has a placement rate of over 99% for the past 20 years; and

WHEREAS, TAMUK has a history of fiscal responsibility as it continues to implement institutional cost efficiencies, a point exemplified by its ranking as the 36th most affordable four-year university in the nation by affordablecolleges.com;

NOW THEREFORE BE IT RESOLVED, by the City Commission of the City of Kingsville, Texas to urge the 84th Texas Legislative to provide $8.1 million in state debt service that will allow TAMUK to leverage $93 million in issued bonds, to expand and renovate educational facilities to meet enrollment demands in science, technology, engineering, mathematics, music, and other educational programs.

AND BE IT FURTHER RESOLVED, to support HB 1467, allowing TAMUK to issue $93 million in tuition revenue bonds.

PASSED AND APPROVED by the City of Kingsville City Commission on this the

_9th__ day of ___March___ 2015.

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

APPROVED AS TO FORM:

_____

Courtney Alvarez, City Attorney

AGENDA ITEM #10

RESOLUTION NO. 2015-_____

A RESOLUTION OF THE CITY OF KINGSVILLE APPROVING CHANGES TO THE ENTRY LEVEL REQUIREMENTS FOR THE FIRE DEPARTMENT AS RECOMMENDED BY THE CITY OF KINGSVILLE CIVIL SERVICE COMMISSION.

WHEREAS, the City of Kingsville appointed a Civil Service Commission to deal with certain matters pertaining to the Police and Fire Departments;

WHEREAS, the City of Kingsville Civil Service Commission met at a duly posted meeting on February 17, 2015 and unanimously voted to approve the Fire Chief's recommended changes to the entry level requirements for the Fire Department allowing candidates with only the Texas EMT-Paramedic license or the Texas Structural Firefighters certification be eligible to take the entry-level test based on the following criteria:

A. Certified TDSHS EMT-Paramedic currently enrolled in a Structural Firefighter academy with expected graduation within 6 months.

B. Certified TCFP Structural Firefighter currently enrolled in a Paramedic school with expected graduation within 6 months.

C. Certified Texas EMT-Paramedic and required to complete the Texas Structural Firefighter certification within 9 months of hire.

WHEREAS, the Civil Service Rules and Regulations adopted September 2009 in Chapter 5 Rulemaking, Section 5.03 states "these Rules and Regulations are subject to revision, amendment, supplementation, and repeal as deemed necessary and appropriate by the Commission and after approval of the City of Kingsville City Commission."

NOW, THEREFORE BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the City Commission approves the revision to the entry level requirements for the Fire Department to add eligibility criteria for entry-level applicants to test for employment opportunity with the Kingsville Fire Department.

II.

THAT this Resolution shall be and become effective on or after adoption.

PASSED AND APPROVED by a majority vote of the City Commission on the 9th day of March, 2015.

_____
Sam R. Fugate

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

MEMORANDUM

From
The Human Resources Department

Date: February 25, 2015

To: Courtney Alvarez
Interim City Manager

From: Diana Gonzales, SPHR
Human Resources Director

Subject: Civil Service Rules and Regulations - Firefighter Hiring

SUMMARY
Attached is a revision to the Kingsville Civil Service Rules and Regulations CHAPTER 7 – CLASSIFICATION, Section 7.06. The Fire Chief is requesting a revision to the minimum entry requirements for Fire Department personnel due to difficulty in attracting qualified applicants for entry-level testing. Fire Chief Joey Reed's memorandum to the Civil Service Commission is attached.

Proposed Change

Chapter 7 Classification .06

Below is the Fire Department entry-level minimum requirements with the requested change.

7.06 The Commission shall determine the minimum requirements for employment as a member of the Fire and Police Departments. Such qualification shall be in accordance with applicable state law and these Rules and Regulations.

FIRE DEPARTMENT: ENTRY-LEVEL MINIMUM REQUIREMENTS

1. Age
   18 years of age but not 36 years of age or older
2. Education
   High School diploma or GED certificate
3. Driver's License
   Possession of a valid license (TX Class B required within 90 days of employment)
4. ~~4.~~ Basic Structure Fire Suppression Firefighter Certification issued by the Texas Commission of Fire Protection
5. Active EMT-P (Paramedic) certification issued by the Texas Department of State Health Services.

Applicants with only #4 or #5 shall be allowed to test based on the following certification/license preference:

A. Certified TDSHS EMT-Paramedic currently enrolled in a Structural Firefighter academy with expected graduation within 6 months.

B. Certified TCFP Structural Firefighter currently enrolled in a Paramedic school with expected graduation within 6 months.

C. Certified Texas EMT-Paramedic and required to complete the Texas Structural Firefighter certification within 9 months of hire.

All new personnel required to complete certifications after hiring shall be terminated if they are unable to obtain all required certifications within the time limits set or prior to completing probation.

BACKGROUND INFORMATION

Chapter 7.06 revision was presented to the Kingsville Civil Service Commission on February 17, 2015 during their regular meeting and approved by a unanimous vote in favor of the change.

The Civil Service Commission has the authority to make revisions, amendments, supplementation and repeal of rules as deemed necessary and appropriate. Changes to the rules and regulations will only become effective after presentation to the City Commission and required posting of rules as mandated by Texas Local Government Code 143.008 Adoption and Publication of Rules.

FINANCIAL IMPACT

No additional financial impact.

RECOMMENDATION

Fire Chief Joey Reed is recommending the change to entry level hiring requirements for Fire Department personnel.

In review of procedures to allow for changing entry level requirements, the Civil Service Commission governed by Texas Local Government Code (TLGC) Chapter 143 is allowed to impose qualifications for beginning fire fighter positions. These qualifications can be in addition to the minimum qualifications set out in TLGC Chapter 143 as well as exceed the minimum standards set by the Commission of Fire Protection.

February 10, 2015

TO: **DIANA GONZALES, CIVIL SERVICE DIRECTOR**

FROM: **JOEY REED, FIRE CHIEF**

SUBJECT: **RECOMMENDED CHANGES TO HIRING REQUIREMENTS FOR NEW FIRE DEPARTMENT FIREFIGHTERS (CITY OF KINGSVILLE CIVIL SERVICE RULES AND REGULATIONS FOR FIREMEN AND POLICEMEN, CHAPTER 7.06)**

This is a request to change the current hiring requirements for new City of Kingsville firefighters. In September 2014, the Civil Service Commission approved changes to the firefighter hiring requirements to include current certifications as both Texas Structural Firefighter and Texas EMT-Paramedic. The City has been unable to attract applicants with both certifications. In an effort to fill vacancies with qualified personnel as soon as possible and to become more competitive with other fire departments, the following proposal for new firefighter/paramedic requirements is recommended.

If applicants are certified as both a firefighter and paramedic, they may be allowed to take an entry written exam administered by Human Resources. If they pass, they will be scheduled to participate in the next physical agility practice. If at the end of the posting period, there are not sufficient numbers of certified firefighter/paramedics, applications should be accepted for written exams in the following order:

A. Certified Texas EMT-Paramedic currently enrolled in a fire academy with expected graduation within 6 months.

B. Certified Texas Structural Firefighters currently enrolled in a paramedic school with expected graduation within 6 months.

C. Certified Texas EMT-Paramedic and required to complete the Texas Structural Firefighter certification within 9 months of hire.

Note: All new personnel that are required to complete certifications after hiring shall be terminated if they are unable to obtain all required certifications within the time limits set or prior to completing probation.

Proposed Change

Chapter 7 Classification .06

Below is the Fire Department entry-level minimum requirements with the requested change.

7.06 The Commission shall determine the minimum requirements for employment as a member of the Fire and Police Departments. Such qualification shall be in accordance with applicable state law and these Rules and Regulations.

FIRE DEPARTMENT: ENTRY-LEVEL MINIMUM REQUIREMENTS

1. Age
   18 years of age but not 36 years of age or older
2. Education
   High School diploma or GED certificate

3. Driver's License
   Possession of a valid license (TX Class B required within 90 days of employment)
4. Basic Structure Fire Suppression Firefighter Certification issued by the Texas Commission of Fire Protection
5. Active EMT-P (Paramedic) certification issued by the Texas Department of State Health Services.

Applicants with only #4 or #5 shall be allowed to test based on the following certification/license preference:

A. Certified TDSHS EMT-Paramedic currently enrolled in a Structural Firefighter academy with expected graduation within 6 months.

B. Certified TCFP Structural Firefighter currently enrolled in a Paramedic school with expected graduation within 6 months.

C. Certified Texas EMT-Paramedic and required to complete the Texas Structural Firefighter certification within 9 months of hire.

All new personnel required to complete certifications after hiring shall be terminated if they are unable to obtain all required certifications within the time limits set or prior to completing probation.

AGENDA ITEM #11

Engineering Department
361-595-8007
361-595-8035

DATE: Thursday, February 26, 2015

TO: City Commission, through City Manager

FROM: Juan Carlos Cardenas, Dircetor of Public Works/City Engineer

SUBJECT: Enter in to agreement with Weavers of Love to waive tap fees for a new "soup kitchen."

SUMMARY

This item is to enter an agreement with Weavers of Love to waive water tap fees for a building at 720 E. Lee which will host a "soup kitchen."

BACKGROUND

In February 2015, Dr. Tadeo Reyna with an organization called "Weavers of Love" asked for water tap fees to be waived at the new "soup kitchen located at 720 E. Ave, The organization will provide meals to the homeless, elderly and disabled. The soup kitchen is planning on serving one meal a week on Tuesdays. A 2" water meter is needed at this location and in an effort to help the cause, the city is requesting to waive the appropriate water connection fees.

RECOMMENDATION

Staff recommends waiving the water connection fees.

FINANCIAL IMPACT

The financial impact to the city is $450.00 in water connections fees.

- $350.00 in water tap fee (1" tap).
- $100.00 water line extension.

APPROVED

_____

Courtney Alvarez, Interim City Manager

AGENDA ITEM #12

ORDINANCE NO. 2015-____

AMENDING THE CITY OF KINGSVILLE CODE OF ORDINANCES BY AMENEDING CHAPTER IX-GENERAL REGULATIONS, ARTICLE 8-PARKS AND RECREATION, SECTION 9-8-41, PROVIDING FOR THE REVISION OF FEES FOR SCHOOL TEAMS AT THE L.E. RAMEY GOLF COURSE; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH AND PROVIDING FOR AN EFFECTIVE DATE AND PUBLICATION.

WHEREAS, the City and County have recently approved interlocal agreements to transfer operations and maintenance of all of the parks within the city limits and the L.E. Ramey Golf Course from the County to the City;

WHEREAS, the City of Kingsville approved ordinances for the L.E. Ramey Golf Course on September 22, 2014, via Ordinance #2014-64, after it took over management of the golf course from Kleberg County; and

WHEREAS, the staff has had the opportunity to evaluate the practices at the golf course and identified a proposed change that would allow school golf teams within the county to practice up to twice per week on certain days at no charge; and

WHEREAS, this Ordinance is necessary to protect the public safety, health, and welfare of the City of Kingsville.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF KINGSVILLE, TEXAS;

I.

THAT Section 9-8-41 of Chapter IX- General Regulations, Article 8-Parks and Recreation, of the Code of Ordinances of the City of Kingsville, Texas, shall be amended to read as follows:

ARTICLE 8 PARKS AND RECREATION

...

GOLF COURSE

...

§ 9-8-38 DEFINITIONS.

The following definitions shall apply to this article:

(1) *College Student.* Any person actively enrolled in a minimum of twelve hours of college.

(2) *Golf Course Manager*. The administrator in charge of the municipal golf course, who shall be employed and discharged by the City Manager.

(3) *Junior*. Any person 18 years of age or younger, currently enrolled in high school or below. A junior under the age of 12 must be accompanied by an adult.

(4) *Lessee*. Any person or organization of whatever nature that uses the municipal golf course premises, facilities or equipment.

(5) *Military*. Any person actively enlisted in the U.S. military.

(6) *Municipal Golf Course*. The L.E. Ramey Golf Course and the entire premises thereof, including but not limited to the clubhouse, restaurant, pro shop, cart shed and golf course itself, and all other parts or portions thereof.

(7) *Nine hole fee*. Paid by persons wishing to play nine holes of golf.

(8) *Senior*. Any person who is 62 years of age or older.

...

§ 9-8-41 GOLF COURSE FEES.

The following schedule of fees shall be paid by the patrons of the municipal golf course. The Golf Course Manager may negotiate rates for golf course special events and promotions.

(A) Daily Green Fees:

...

(B) Junior Fees:

Golf course green fees for persons in the classification of junior (non-refundable).

(1) 18-Holes of Play:

Weekdays: $7.75

Weekdays with ½ cart fee: $15.25

(2) 9-Holes of Play:

Weekdays: $4.75

Weekdays with ½ cart fee: $12.25

(C) College Student Fees:

Golf course green fees for persons in the classification of College Student (non-refundable).

(1) 18-Holes of Play:

Weekdays: $8.75

Weekdays with ½ cart fee: $16.25

(2) 9-Holes of Play:

Weekdays: $5.75

Weekdays with ½ cart fee: $13.25

...

(N)Range Ball Bucket Fee:

Range ball bucket fee entitles player to the use of the bucket of balls once (non-refundable).

Large Bucket (135 balls): $9.00

Medium Bucket (75 balls): $7.00

Small Bucket (35 balls): $3.00

(O)Minors less than 16 years of age shall not operate golf carts on municipal golf course property.

(P) Each golf course green fee shall entitle payee to play a maximum of 18 holes of golf on the date paid. Additional payment of green fees shall be required if more than 18 holes of golf are to be played.

(Q)<u>All members of any authorized golf team from a school or institiution of higher education located within Kleberg County may play a maximum of two rounds per week Monday-Thursday, excluding holidays, at no charge during their respective school years. The following limit will apply to such golf players:</u>

<u>Teams are limited to 15 players per school at any one time</u>.

...

II.

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, work or ordinance hereof be given full force and effect for its purpose.

THAT this Ordinance shall be codified and become effective on and after adoption and publication as required by law.

INTRODUCED on this 9th day of March, 2015.

PASSES AND APPROVED on this the 23rd day of March, 2015.

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

Parks & Recreation - Golf Division

DATE: March 2, 2015

TO: Mayor & City Commission

THROUGH: Courtney Alvarez, Interim City Manager

FROM: William Donnell, Interim Golf Manager

SUBJECT: Golf team member fees

Several schools have inquired about a green fee waiver for golf team members to be able to practice at LE Ramey Golf Course. The City of Alice currently allows golf team members of their area to play for free. If the City of Kingsville allows two rounds per student per week Monday thru Thursday, it would benefit approximately 37 students. This practice will help improve their game, show support for the local team members and promote golf to the youth of our community. Allowing the students to practice locally may also encourage more driving range activities, regular play during the off season and increase the potential of Club House concessions.

AGENDA ITEM #13

Purchasing/Technology Department

361-595-8025
361-595-8035 Fax

DATE: March 4, 2015

TO: City Commission through City Manager

FROM: David Mason, Purchasing/Technology Director

SUBJECT: Bid 15-04 Vehicle Exhaust Removal System

SUMMARY

This item authorizes the award of purchase for Vehicle Exhaust Removal System for Kingsville Fire Department

BACKGROUND

We advertised for Bids on February 8 and February 15, 2015 and held a mandatory Prebid Meeting on February 10, 2015. Bids were opened at 1:30 Wednesday, February 17, 2015 with two responsive bidders.

Vendor	Clean Air Concepts	Air Cleaning Technologies
Brand	Magnegrip	Plymovent
Price	$76,207.92	$80,770.00

RECOMMENDATION

While the apparent low bidders appears to be the Magnegrip System from Clean Air Concepts we are recommending the Plymovent System from Air Cleaning Technologies. We believe it is the best value for the City of Kingsville. The Plymovent System has the best attachment design which allows for the operator to remain standing in an upright position during the attachment process. The attachment devices align more easily than the Magnegrip.

FINANCIAL IMPACT

The matching portion of the grant is ten (10) percent and the money will be appropriated though a budget amendment.

KINGSVILLE FIRE DEPARTMENT
EXHAUST REMOVAL SYSTEM BID COMPARISON AND RECOMMENDATION

1. Does the nozzle have to line up with the tailpipe adapter at specific points to connect, or will it connect with any alignment as long as placed flat against one another?

It is our understanding that the Magnegrip system requires that the nozzle be aligned with the 3 pins on the exhaust adapter for proper release. The Plymovent has an additional magnet and doesn't appear to require any particular alignment to attach to the exhaust. Because the hose will not always be directly over the nozzle and exhaust, having a specific alignment of the Magnegrip nozzle which will place the hose at different angles making it more difficult to connect depending upon the angle. We want to ensure that firefighters can grab the handle that is above waist high and move the hose with nozzle over the exhaust quickly and without bending or squatting.

2. Can excess hose be looped up high so that it doesn't block pathway beside apparatus or opening of cab doors? We have one bay at fire station 1 that will have a left track and a right track in the same walkway between apparatus. We also have a left hand exhaust location at FS2 that could block a narrow pathway to apparatus and use of lockers.

Both companies seem to have a solution that will keep hose above head and cause limited blockage of walkways beside apparatus.

3. What tension is used to disconnect nozzle when apparatus is leaving quarters? Is it due simply to the pull on the flexible hose, or is it due to a reinforcing cable or support that causes the tension to release nozzle? Is there a backup to the disconnect system to prevent damage to the system, apparatus, and delay in emergency response?

The Magnegrip system uses a cable that runs down through the hose to the nozzle. When the cable becomes taught at a pre—designated point, it causes the magnet to release from the exhaust adapter. According to reviews this seems to work fine, but if it were to get hung for some reason, it could damage the vehicle exhaust and/or the exhaust track assembly overhead. The Plymovent system only uses the cable to hold a sleeve around the hose overhead. The pressure to pull the nozzle off of the exhaust adapter is fully through the flexible hose. Should the nozzle not release, there is a breakaway connection on the hose at handle level. The Magnegrip system has more force to remove the nozzle, but may cause more swing in the hose following release from the exhaust. Because the Plymovent system relies on force applied through the flexible hose, there is less swing in the hose following release.

4. Can the nozzle be attached to the tailpipe at the doorway when returning to quarters? How can this be done if the nozzle can be pulled off by tension prior to the apparatus getting to the doorway when it is leaving?

Both systems are designed to release at or near the doorway. We believe that because the Plymovent hose is flexible and not reinforced with a cable inside, we can stretch the hose to reconnect it to the exhaust just outside the doorway when backing the vehicles inside. This will depend upon the alignrnent of the tracks and the particular door width. This would not be an option for the Magnegrip system due to the cable used to stop it inside the door.

5. If we move an apparatus to another bay, will we need to change the nozzle or tailpipe adapters or is the nozzle universal?

Both companies have a universal adapter for the exhaust pipes so vehicles can be moved from one bay to another if the track is on the correct side.

6. Does the tailpipe adapter extend beyond the side of the apparatus?

The Plymovent exhaust adapter does not extend beyond the side of the vehicle, but may be up to 3" wider causing slightly less ground clearance. The Magnegrip exhaust adapter may stick a few inches beyond the side of the vehicle. The Magnegrip exhaust adapter may also require additional reinforcement and modification of the vehicle.

7. Can the nozzle be quickly and easily connected to the tailpipe adapter with the user standing erect and only holding the handle?

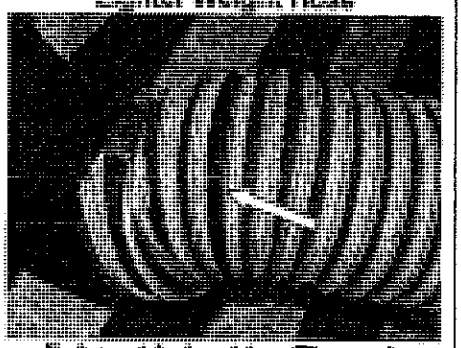
Both systems include a higher strength hose at the lower end of system near the nozzle to assist the user in guiding the nozzle over the exhaust adapter. We believe that the Plymovent system will allow for the quickest connection with the least effort due to the shape of the nozzle and exhaust adapter not requiring an exact alignment for connection. The handle on the Plymovent system also appears to allow easier positioning of the nozzle from any direction.

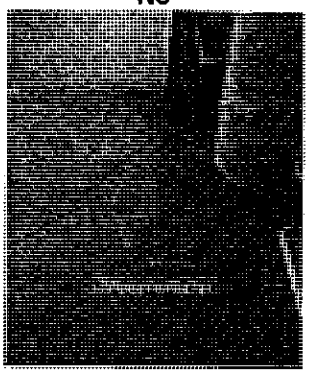
SUMMARY AND RECOMMENDATION

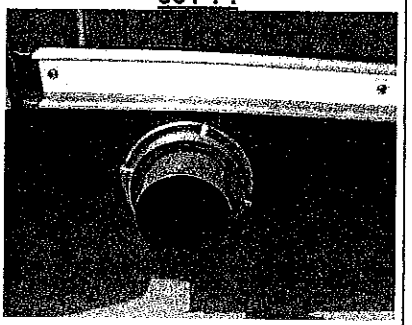
Both bidders have pros and cons to their systems. We have reviewed several fire service websites for reviews by users. We recommend purchasing the Plymovent system for the following reasons:

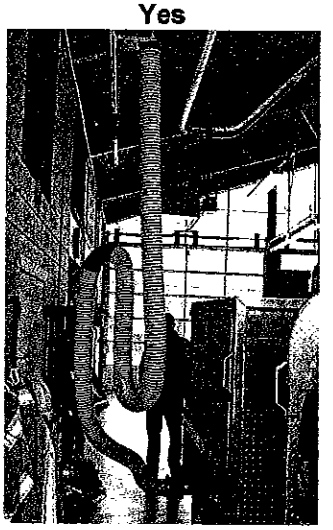
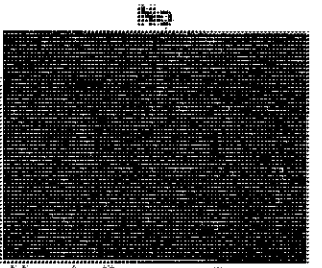
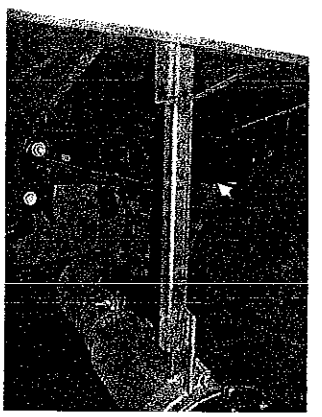
1. We prefer the Plymovent system flexible hose tension release vs. the Magnegrip cable system release. The Plymovent system with safety break away section will prevent any possible damage to the vehicle or track if for some reason the nozzle doesn't release. We also believe that the swing of the hose and nozzle following release will be less violent using the flexible hose instead of the cable system.
2. The Plymovent system will also provide greater reach of the nozzle for vehicles backing into the station. Depending upon the width of doors, the hose may be connected to the exhaust prior to backing inside the doorway. This is not possible with the Magnegrip system due to the cable limiting the extension of the hose and nozzle.
3. Even though the Plymovent exhaust adapter is a few inches taller and creates a reduced ground clearance, we prefer it due to Magnegrip's extension beyond the side of the vehicle body and possible vehicle modifications needed to reinforce the exhaust system due to the forces exerted by the cable hose system.
4. The Plymovent appears to have the easiest and quickest connection design. The break away handle and the cone shaped nozzle will allow the user to connect the system from almost any angle without bending or needing to align the nozzle while positioning the hose. The Plymovent system doesn't require a particular alignment of the nozzle on the exhaust adapter. The conical shape of the adapter lets the nozzle magnets align themselves with those in the exhaust adapter. This allows for an easier connection.

SYSTEM COMPARISON
PLYMOVENT MAGNETIC VS MAGNEGRIP

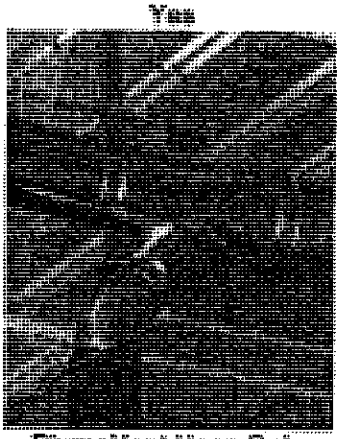
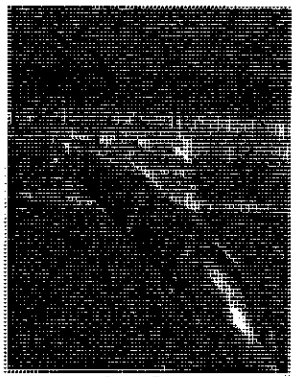
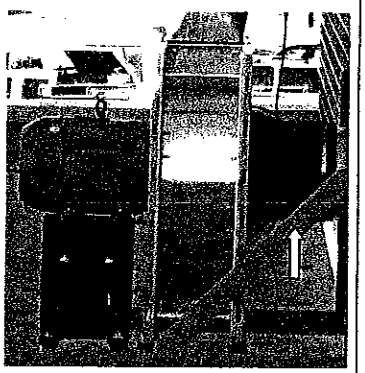
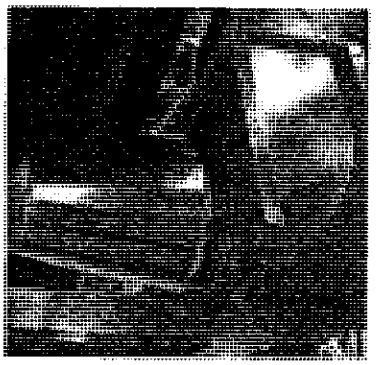
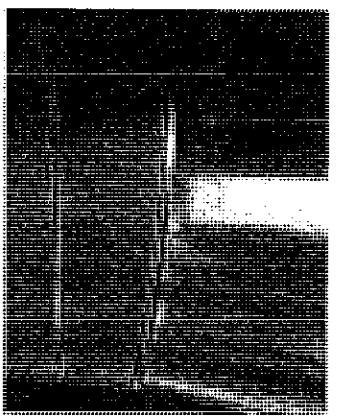
PART COMPARISON	PLYMOVENT SYSTEM	MAGNEGRIP SYSTEM
FAN	Manufactured By Plymovent AMCA Certified/Non-Sparking Aluminum Wheel	Not Manufactured By Magnegrip
CONTROL PANEL	Manufactured By Plymovent UL Listed Panel	Not Manufactured By Magnegrip
TRACK	Aluminum Box Lock Design	Now Uses Copy Of Plymovent Design
SUPPORT LEGS	Aluminum One Piece 2 Inch Continuous Length Square Legs	Aluminum/Steel Legs
HOSE	Heavy Duty High Temperature Flex Hose With Independent Testing Lab Certification	Lighter Weight Hose  Exhaust Is Leaking Through Hose!
SAFETY DISCONNECT	Yes Safety Feature Protects System Hose, Nozzle And Vehicle's Exhaust System. Adjustable And Reusable	No System Is Damaged When Nozzles Do Not Release Or Catch On Fire Apparatus

CAN THE NOZZLE BE ATTACHED TO THE APPARATUS AT THE DOOR THRESHOLD	Yes	No 
CAN THE NOZZLE BE ATTACHED WHILE STANDING ERECT	Yes	No
IS THE NOZZLE SIMPLE TO ATTACH TO THE APPARATUS	Yes	No System Uses A Latching Balancer That Can Be Difficult To Latch And Is Often Not Latched By The Operator. This Can Cause Damage To The Nozzle.
IS THE BALANCER USED TO PULL THE NOZZLE FROM THE TAILPIPE, SHORTENING THE LIFE OF THE BALANCER	No	Yes
DOES THE SYSTEM REQUIRE A TAILPIPE ADAPTER	Yes Plymovent Adapters Cost 75% Less Than Magnegrip Adapters	Yes System Requires A Special Adapter That Extends Past The Body Of The Truck And Is Easily Damaged.

CAN APPARATUS MOVE FROM BAY TO BAY OR STATION TO STATION	Yes	No System Uses Several Sizes Of Tailpipe Adapters. Apparatus With 4" Adapter Can Not Move To Bay With 5" Adapter.
DOES THE TAILPIPE OR ADAPTER EXTEND BEYOND THE SIDE OF THE APPARATUS	No Meets NFPA 1901	Yes Does Not Meet ` 1901 07 Engine Tailpipes Can Be 851°F! 
SYSTEM FULFILLS UMC REQUIRMENTS OF 3500-4000 FPM CONVEYING/ 5500-6000 FPM CAPTURE VELOCITIES	Yes	No
IS SYSTEM MANUFACTURER AMCA CERTIFIED	Yes	No
ARE NOZZLE MAGNETS IN THE AIR STREAM	No	Yes Magnets Must Be Cleaned With A Wire Brush Weekly
ARE EPA07 TAILPIPE KITS SPECIFICALLY DESIGNED FOR FIRE APPARATUS, CONSTRUCTED OF 409 STAINLESS STEEL AND TESTED TO MEET ORIGINAL EQUIPMENT MANUFACTURERS PERFORMANCE	Yes EPA07 Kits Are Manufactured And Tested By Gibson Performance Exhaust	No
IS SYSTEM MANUFACTURER UL CERTIFIED	Yes	No

DOES HOSE BLOCK ACCESS ON SIDE OF THE APPARATUS	**No** 	**Yes** 
ADJUSTABLE RELEASE MECHANISM TO ENSURE SAFE & CONTROLLED RELEASE	**Yes**	**No**  **Nozzle Release Can Be Violent, Striking Walls, Other Apparatus Or Personnel**
DOES SYSTEM REQUIRE MODIFICATIONS TO APPARATUS TAILPIPE THAT ARE NOT RECOMMENDED BY MANUFACTURER	**No**	**Yes**  **MagneGrip System pulls so hard on the tailpipe to release the nozzle, it has to be rigidly anchored to the vehicle chassis. Manufacturers *always* use flexible connectors to protect the**

		exhaust system and allow for expansion and contraction from heat.

	Yes	No
IS SYSTEM ENGINEERED AND INSTALLED PROPERLY	 PlymoVent Uses Only Taper Bodied Laterals To Meet Industry Standards	 Inexpensive Saddle Taps Used On MagneGrip Installations Do Not Meet Industry Standards
	 Plymovent Fan Has Inlet Flex Connector And Is Mounted On Vibration Isolators As Recommended By ACGIH.	 Magnegrip Does Not Use Flex Connectors Between Their Fans And Inlet Duct As Recommended By ACGIH.
	PlymoVent uses clamp together duct. When the clamp is closed the duct is sealed!	 Typical Magnegrip Joint Without Any Sealant.

RESOLUTION # 2013- 55

A RESOLUTION AUTHORIZING THE CITY TO SUBMIT AN APPLICATION TO THE FEMA ASSISTANCE TO FIREFIGHTERS GRANT REQUESTING GRANT FUNDING FOR FIRE STATION EXHAUST REMOVAL SYSTEMS ON BEHALF OF THE KINGSVILLE FIRE DEPARTMENT WITH AN ANTICIPATED $10,000 CASH MATCH.

WHEREAS, the City Commission of the City of Kingsville finds it in the best interest of the citizens of Kingsville, that the Kingsville Fire Department participate in an application for grant monies from the FEMA Assistance to Firefighters Grant for Fire Station Exhaust Removal Systems; and

WHEREAS, the Exhaust Removal Systems are used to remove fire vehicle emissions from the fire stations to reduce exposure by Fire Department employees and citizens to carcinogenic whole diesel exhaust smoke per National Fire Protection Association standard 9.1.6, and OSHA and NIOSH recommendations; and

WHEREAS, the Kingsville Fire Department is requesting Exhaust Removal Systems for the two fire stations within the City of Kingsville; and

WHEREAS, the FEMA Assistance to Firefighters Grant has a cash match and the City's anticipated portion of the cash match is $10,000, which will come from the City's FY13 excess general fund balance surplus; and

WHEREAS, the City Commission of the City of Kingsville through this resolution has authorized the Fire Chief to submit the grant and administer the grant and necessary paperwork if the grant is awarded to the City;

NOW THEREFORE, BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the City Commission approves the submission of a grant application to the FEMA Assistance to Firefighters Grant for fire station Exhaust Removal Systems on behalf of the City of Kingsville Fire Department, with an anticipated cash match of $10,000 from the City and authorizes the Fire Chief to submit the grant and administer the grant and necessary paperwork if the grant is awarded to the City.

II.

THAT this Resolution shall be and become effective on or after adoption.

PASSED AND APPROVED by a majority vote of the City Commission the 23rd day of September, 2013.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM

Courtney Alvarez, City Attorney

AGENDA ITEM #14

ORDINANCE NO. 2015-_____

AN ORDINANCE AMENDING THE FISCAL YEAR 2014-2015 GENERAL FUND BUDGET TO PROVIDE MATCHING FUNDS FOR FEMA ASSITANCE TO FIREFIGHTERS GRANT FOR FIRE DEPARTMENT VEHICLE EXHAUST REMOVAL SYSTEMS.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2014-2015 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT

Dept. No.	Department Name:	Account Name:	Account Number:	Budget Increase	Budget Decrease
Fund 001 General Fund					
Capital					
2		Unreserved Fund Balance	61002		$8,100
					$8,100
Revenues					
4-2200	Fire Dept.	State Grants	72010	$72,900	
				$72,900	
Expenses					
5-2200	Fire Dept.	Equipment/Machinery	71200	$81,000	
				$81,000	

[To amend the FY15 General Fund budget to provide matching grant funds for the FEMA Assistance to Firefighters grant for fire department vehicle exhaust removal systems. The grant was originally approved for submission via Resolution #2013-55 with the grant match identified as coming from fund balance.]

THAT all Ordinances or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

III.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Commission that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

IV.

THAT this Ordinance shall not be codified and become effective on and after adoption and publication as required by law.

INTRODUCED on this the 9th day of March, 2015.

PASSED AND APPROVED on this the __ day of _____, 2015.

EFFECTIVE DATE:_____

_____
Sam R. Fugate, Mayor

ATTEST:

_____
Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

_____
Courtney Alvarez, City Attorney

March 4, 2015

TO: COURTNEY ALVAREZ, CITY MANAGER

FROM: JOEY REED, FIRE CHIEF

SUBJECT: FEMA ASSISTANCE TO FIREFIGHTER GRANT AWARD-
FIRE DEPARTMENT VEHICLE EXHAUST REMOVAL SYSTEMS

This is a request to approve the allocation of matching funds for the purchase of vehicle exhaust removal systems for the City of Kingsville fire stations. FEMA has awarded the City of Kingsville Fire Department a grant of up to 90% of $98,000 for the installation of exhaust removal systems. Bids for installation of the exhaust removal systems have been received and reviewed. Approval of $8,100 in matching funds is needed to move forward with the project.

The City Commission authorized the submission of the grant application with resolution 2013-55 which approved the City providing matching cash funds of up to $10,000. The vendor recommended as the best value for the City of Kingsville has bid $80,770 for the installation of exhaust removal systems to be located in both fire stations. The City's 10% matching funds for this grant project would be approximately $8,100.

We request that the matching funds be allocated from the City's FY13-14 excess general fund balance surplus account.

Thank you for your consideration.

CITY OF KINGSVILLE

TO: COURTNEY ALVAREZ, INTERIM CITY MANAGER

FROM: DEBORAH BALLI, FINANCE DIRECTOR

DATE: 03/04/2015

SUBJECT: Accounting for Matching Grant Funds

On September 23, 2013, the City Commission approved resolution #2013-55 approving the submission of a grant application to the FEMA Assistance to Firefighters Grant for fire station Exhaust Removal Systems on behalf of the City of Kingsville Fire Department, with an anticipated cash match of $10,000 from the City. This budget amendment authorizes Machinery/Equipment expenditures of $81,000 in the Fire Department's General Fund Budget and increases the State Grant Revenue for 90% of the expected costs totaling $72,900. The matching 10% or $8,100 will come from FY13-14 excess General Fund Balance.

This budget amendment, given your approval, would be on the Commission Meeting agenda March 9, 2015 for first reading.

Deborah Balli

Deborah Balli, Finance Director