

City of Kingsville, Texas

AGENDA CITY COMMISSION

**MONDAY, JULY 22, 2013
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)

**MINUTES OF PREVIOUS MEETING(S) – Required by Law
Regular Meeting – July 8, 2013**

APPROVED BY:



Vincent V. Capelli
City Manager

II. Public Hearing - (Required by Law).¹

1. Public hearing regarding condemnation proceeding for structures located at 528 S. 18th Street, Kingsville, Texas. (Director of Planning & Development Services).
2. Public hearing regarding condemnation proceeding for structures located at 1221 E. Huisache, Kingsville, Texas (Director of Planning & Development Services).
3. Public hearing regarding condemnation proceeding for structures located at 422 S. 18th Street, Kingsville, Texas. (Director of Planning & Development Services).
4. Public hearing regarding condemnation proceeding for structures located at 1702 E. Fordyce, Kingsville, Texas. (Director of Planning & Development Services).

III. 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, Conner Museum Annual Report. No formal action can be taken on these items at this time."

IV. Public Comment on Agenda Items³

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

V.

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 final passage of an ordinance amending the zoning ordinance by granting a special use permit at 1601 S. Hwy 77, Suite P (Kingsville industrial Park 2, Lot 14.84 AC Tract) for a sports bar/blub; amending the comprehensive plan to account for any deviations from the existing comprehensive plan; providing for publication. (Director of Planning and Development Services).
2. Motion to approve final passage of an ordinance amending the City of Kingsville Code of Ordinances by amending Sections 15-6-115 through 15-6-131, providing for substantial revisions to the sign ordinance. (Director of Planning and Development Services).
3. Motion to approve final passage of an ordinance amending the Fiscal Year 2012-2013 budget of the General Fund Information Technology Department for G.I.S. Server Hosting Services. (Director of Finance).
4. Motion to approve the reappointment of Ms. Dora Martinez to the Civil Service Commission to serve a three (3) year term. (Director of Human Resources).
5. Motion to approve the reappointment of Mr. Wayne Quandt to the Zoning Board of Adjustment to serve a two (2) year term. (Director of Planning & Development Services).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

6. Consider condemnation of structures located at 528 S. 18th Street, Kingsville, Texas. (Director of Planning & Development Services).
7. Consider condemnation of structures located at 1221 E. Huisache, Kingsville, Texas. (Director of Planning & Development Services).
8. Consider condemnation of structures located at 422 S. 18th Street, Kingsville, Texas. (Director of Planning & Development Services).
9. Consider condemnation of structures located at 1702 E. Fordyce, Kingsville, Texas. (Director of Planning & Development Services).
10. Consider accepting the Comprehensive Annual Financial Report of the City of Kingsville for Fiscal Year 2011-2012. (Director of Finance).
11. Consider a resolution authorizing the Mayor to enter into the First Amendment to the Interlocal Cooperation Agreement between the City of Kingsville and Texas A&M University-Kingsville relating to engineering design work for Kleberg Avenue from Kleberg County Courthouse to Third Street. (City Engineer/Public Works Director).
12. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 budget of the General Fund for the City of Kingsville for the First Amendment to the Interlocal Agreement with Texas A&M University Kingsville for engineering design work for Kleberg Avenue. (Director of Finance).
13. 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 usage of facilities and signage. (Mayor Fugate).
14. Consider resolution authorizing the City Manager to execute an Interlocal Agreement for E9-1-1 Public Safety Answering Point Services between the City of Kingsville and the Coastal Bend Council of Governments. (City Manager).
15. Consider waiving landfill fees associated with community cleanup project for the health and safety of residents performed by First United Methodist Church, UM Army Camp. (City Manager).
16. Consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter V, Article 2, Sewer, providing for an increase in sewer rates. (Director of Finance).
17. Consider introduction of an ordinance amending the City of Kingsville Code of Ordinances Chapter V, Article 3, Water, providing for an increase in water rates. (Director of Finance).
18. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 budget of the General Fund for City Secretary Certification and City Manager Travel and Training. (Director of Finance).
19. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 budget of the General Fund for City Commission Travel and Training. (Director of Finance).
20. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 Certificate of Obligation 2013 & 2011 Fund Budgets and Storm Water Utility Fund Budget for Street and Drainage Projects. (Director of Finance).
21. Consider accepting grant in the amount of \$3,000 from Union Pacific Foundation for Keep Kingsville Beautiful to support cleanups. (Director of Planning & Development Services).

22. Consider introduction of an ordinance amending the fiscal year 2012-2013 General Fund Budget for the City of Kingsville to accept a grant from the Union Pacific Foundation for Keep Kingsville Beautiful Program in conjunction with the Community Appearance Department. (Director of Finance).

23. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 General Fund Budget for Community Appearance to fund demolition projects through the remaining fiscal year. (Director of Finance).

24. Consider request from County to fund up to 1/3 of the estimated \$17,375 cost to repair the equipment barn at the L.E. Ramey/County Golf Course, which is contingent on the remaining funding being obtained from other sources first. (City Manager).

25. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 Budget for the General Fund to assist with repair costs to the Equipment Barn at the L.E. Ramey/County Golf Course. (Director of Finance).

26. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 General Fund budget for Community Appearance to purchase benches and litter/recycling receptacles for the downtown area. (Director of Finance).

VII. Adjournment.

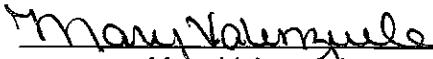
1. No person's comments shall exceed 5 minutes. Cannot be extended by Commission.
2. No person's comments shall exceed 5 minutes without permission of majority of Commission.
3. Comments are limited to 3 minutes per person. May be extended or permitted at other times in the meeting only with 5 affirmative 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:

July 19, 2013 at 2:30 P.M. and remained so posted continuously for at least 72 hours preceding the schedule time of said meeting.



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)

JULY 8, 2013

A REGULAR MEETING OF THE CITY OF KINGSVILLE CITY COMMISSION WAS HELD ON MONDAY, JULY 8, 2013 IN THE HONORABLE ROBERT H. ALCORN COMMISSION CHAMBERS 200 EAST KLEBERG AVENUE AT 6:00 P.M.

CITY COMMISSION PRESENT:

Sam Fugate, Mayor
Noel Pena, Commissioner
Dianne Leubert, Commissioner
Arturo Pecos, Commissioner

CITY COMMISSION ABSENT:

Al Garcia, Commissioner

CITY STAFF PRESENT:

Mary Valenzuela, City Secretary
Courtney Alvarez, City Attorney
David Mason, Purchasing/IT Director
Ken Starrs, Assistant Task Force Commander
Mark Rushing, Finance Director
Emilio Garcia, Health Director
Ricardo Torres, Chief of Police
Bill Donnell, Assistant Public Works Director
Robert Isassi, Director of Planning & Development Services
Bob Trescott, Downtown Director
Diana Gonzales, Human Resources Director
Tony Verdin, Information Systems Technician

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 as present. Commissioner Garcia absent.

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)

The invocation was delivered by Mark Rushing, Finance Director followed by the Pledge of Allegiance and the Texas Pledge.

**MINUTES OF PREVIOUS MEETING(S) – Required by Law
Regular Meeting – June 24, 2013**

Mayor Fugate asked for a motion from the Commission to approve the minutes as presented. **Commissioner Pecos made a motion to approve the minutes as presented, seconded by Commissioner Pena. The motion was passed and approved by the following vote: Leubert, Pecos, Pena and Fugate voting: “FOR”.**

II. Public Hearing - (Required by Law).¹

1. Public Hearing for an ordinance amending the zoning ordinance by granting a special use permit at 1601 S. Hwy 77, Suite P (Kingsville industrial Park 2, Lot 14.84 AC Tract) for a sports bar/club; amending the comprehensive plan to account for any

deviations from the existing comprehensive plan; providing for publication. (Director of Planning and Development Services).

Mayor Fugate opened this public hearing at 6:04 p.m.

Amanda Fiegel, stated that she has been a resident of Kingsville for 5 years and her concerns with this club relocating to the Wild Horse Mall is that the establishment is too close to a movie theatre where children of all ages hang out. Her main concern is that families might be hassled by intoxicated individuals from the club.

Mark Cortez, 511 W. Ave. A, stated that he is a minority partner with Mr. Leon Garcia in his business venture of relocating the Silver Spur to the Wild Horse Mall. He has had the opportunity to work for Mr. Garcia for the last 5 ½ year at the Silver Spur at its current location. This new location offers the community a higher-end scale location where adults can gather to enjoy a relaxing evening with some drinks and entertainment. The current location has hampered services due to its small floor plan. As with any establishment whether alcohol is served or not, there can be issues with adults not acting responsibly. He further stated that according to the City's Master Plan, Kingsville wants to continue growth within the City, and he is here to contribute to this cause. He further asks the Commission to approve the special use permit to relocate the Silver Spur to the Wild Horse Mall. He stated that he understands that there is a conjunction with the movie theatre, however location wise, the door to the Silver Spur will be located to the east side and with the movie theatre being 30 yards back with their entrances on the north and south side of the building, traffic to the Silver Spur will not be coming in through the mall area. The Spur will have its own separate entrance. The Silver Spur will have strict security at its entrance with a 21 year of age an older establishment. Currently the Silver Spur has had a clean record at its current location and hopes to continue it that way.

Patrick Garza, 1717 Linda, stated that he is not only speaking as a parent but also as a teacher of King's Way Leadership School located across the street from the Wild Horse Mall. His concern is regarding the alcohol being served and disorderly conduct by patrons of the establishment. His main concern is the "what if". He further stated that he understands that every precaution will be taken but what happens if a tragedy happens if someone is intoxicated and drives off and runs over an individual. He further stated that he wants to see Kingsville grow and prosper, but he is concerned about the "what if".

Monica Lowey, 1204 E. Lott, stated that anywhere you go here in town you will always have the "what if". Whether you are walking across the street from Pizza Hut to Sherwin Williams, whether you are walking across from H.M. King to the Mall, it doesn't matter what you do or where you go, you will always have the "what if". She further stated that the Silver Spur is not an establishment where there are problems. The Spur is more of a social gathering establishment where individuals go to relax and have a few drinks. She further stated that she understands others concerns, but the "what if" will always be there.

Gary Reyes, 715 W. Lee, stated that he has been a patron of the Silver Spur for about 10 years and has not experience any problems with anyone at this establishment.

Mayor Fugate closed this public hearing at 6:12 p.m.

III. 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, City Attorney, announced that the next Commission meeting is scheduled for Monday, July 22, 2013. She further reminded staff that agenda items, payroll sheets and staff reports are due Friday, July 12, 2013.

Commissioner Pena commented on the progress at the old H.M. King/new City Hall, windows have been installed on the east side of the building.

Mayor Fugate stated that all windows to the new City Hall should be installed by next Wednesday.

IV. Public Comment on Agenda Items³

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

Mr. Leon Garcia, 1533 Lewis, owner of the Silver Spur. He has been in business for 30 years and has been a part of this establishment for 10 years. He further stated that this establishment has had no problems in the past. He further stated that he appreciates all those who have come out to support him in this matter.

V.

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)

Mayor Fugate asked for a motion to approve the consent agenda as presented.

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

1. Consider approving final passage of an ordinance amending the Fiscal Year 2012-2013 Budget of the General Fund for improvements to the City of Kingsville Downtown Pavilion. (Director of Finance).
2. Consider approving final passage of an ordinance amending the City of Kingsville Code of Ordinances by amending Chapter III, Article 7, Personnel Policies, Section 1 Classification and Compensation Plan to add the position of Accounting Supervisor and Landfill Foreman to the Compensation and Classification Plan for Fiscal Year 2012-2013. (Director of Human Resources).
3. Consider approving final passage of an ordinance amending the fiscal year 2012-2013 budget of the General Fund for Legal Department Professional Services. (Director of Finance).
4. Consider appointing John Garza, III to the City Zoning Board of Adjustment to fill a vacancy for a 2 year term. (Director of Planning and Development Services).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

5. Consider introduction of an ordinance amending the zoning ordinance by granting a special use permit at 1601 S. Hwy 77, Suite P (Kingsville Industrial Park 2, Lot 14.84 AC Tract) for a sports bar/club; amending the comprehensive plan to account for any deviations from the existing comprehensive plan; providing for publication. (Director of Planning and Development Services).

Commissioner Leubert stated that the Commission has heard some concerns during the public hearing regarding this item, but she would like some questions answered. One is being security on the outside of the establishment and will someone be hired at this location daily, nightly, weekly or as necessary to make sure the parking lot is kept clean. She further stated that having security on the outside of this establishment would probably help with some of the concerns voiced today.

Mayor Fugate stated that this will be an on premise establishment which will not allow any alcohol outside the premise.

Mr. Robert Isassi, Director of Planning and Development Services stated that Code Enforcement will be out monitoring the area for any trash.

Mrs. Alvarez stated that there is no ordinance in place that requires any security for the outside of any establishments.

Commissioner Pecos asked if this establishment meets all distance requirements.

Mrs. Alvarez stated that the Alcohol Beverage Code specifies how the measurement is done which is from the entrance of the establishment to the entrance of the church or school. The distance for this establishment meets all statutory requirements.

Mr. Isassi stated that the Planning and Zoning Commission reviewed and approved the special use permit by a 4-3 vote on June 26, 2013. There were some concerns on its proximity to the movie theatre, church and a charter school. Their concerns were similar to those voiced during tonight's public hearing.

Introduction item only.

6. Consider preliminary subdivision plat for Lake View Villas, containing 24 lots, located in the 1900 block and 2000 block of East General Cavazos Blvd with conditions, as per staff recommendation. (Director of Planning and Development Services).

Mr. Isassi stated that this is a request for approval of a major preliminary subdivision plat containing 24 lots on 3.78 acres. The subdivision is located on the 1900 and 2000 block of East General Cavazos Boulevard. The preliminary plat has been reviewed meets all requirements according to City Ordinance 15-3-1. The preliminary plat has been reviewed and approved by the Planning & Zoning Commission on June 26, 2013. Staff recommends the approval of the plat based on its benefit to the community with its generally safe location and its adherence to the Ordinance regulations.

Commissioner Leubert asked if there will ever be a lake view.

Mr. Fred Kurth, Meldon & Hunt, Inc. responded that this actual layout shrinks out the north side. He further stated that he has spoken to the city about building a well and possible effluent water if it became available as they would like to have a lake view.

Commissioner Pecos stated that effluent water is available.

Mr. Isassi stated that one of the concerns that were brought up during the Planning & Zoning Commission meeting was the lack of fencing of the backyards facing General Cavazos. He further stated that he will be talking to the developer regarding installing a consistence fence on the back end.

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

7. Consider introduction of an ordinance amending the City of Kingsville Code of Ordinances by amending Sections 15-6-115 through 15-6-131, providing for substantial revisions to the sign ordinance. (Director of Planning and Development Services).

Mr. Isassi stated that this is an introduction item to amend Chapter XV, Land Usage, Article 6, Sign Regulations, Section 15-6-115 through 15-6-131. These sections are being updated to meet the City's currently adopted 2008 Master Plan in which it was recommended the signing ordinance be amended to require monument signing in lieu of pole signing, and to clarify exempt and prohibited sign usage. The Planning & Zoning Commission has reviewed this ordinance and has approved the changes during a meeting on June 26, 2013.

Commissioner Pena asked if this would address the issues with memorial sites on the side of the roads. He further stated that he has received an email regarding the memorial sites on the side of roads within the City limits.

Mrs. Alvarez stated that this ordinance does not address this particular issue.

Mr. Isassi stated that he can speak with the City Manager and see if this is something he would like to include in this ordinance or it can be addressed as a separate issue.

Mayor Fugate stated that it would probably be best if Mr. Isassi would address the issue with the City Manager and then bring back the item for approval sometime in August.

Introduction item only.

8. Consider resolution abandoning an easement within Farm Lot 15, Section 17 of the KT&I Co. Subdivision. (Director of Planning and Development Services).

Mr. Isassi stated that this is a request from Ms. Alana Logue who represents the owner of the property located along East General Cavazos Boulevard between US 77 and Golf Course Road. They are requesting that a blanket City easement, referenced in a 1905 deed be released. The Engineering Department has researched the deed history and discovered a 2007 deed for the property which does not mention any such easement. It is the City's belief that this easement was either previously released or abandoned in the time between 1905 and 2007 without any documentation. The owner is requesting a full release of this easement based on engineering drainage improvements done along East General Cavazos Boulevard and Golf Course Road which does not require additional drainage running through an arbitrary location within the property. The owner will still have to get with King Ranch to approve their water line easement.

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

9. Consider resolution authorizing participation in the Community-Oriented Connectivity Broadband Grant sponsored by the U.S. Department of Agriculture (USDA) Rural Utilities Service (RUS); authorizing City Staff and the Director of Telecommunications at Texas A&M University in College Station to act on the City's behalf with such Program. (Director of Purchasing/IT).

Mayor Fugate stated that it was his understanding that agenda item #9, the City of Kingsville is not eligible for this grant. Therefore Commission will not take any action on this item.

10. Consider introduction of an ordinance amending the Fiscal Year 2012-2013 budget of the General Fund Information Technology Department for G.I.S. Server Hosting Services. (Director of Finance).

Mr. Mark Rushing, Finance Director, stated that the financing of \$14,980 will be expended from unassigned fund balance. The term unassigned balance is a new term which used to be undesignated and restricted fund balance. The accounting requirements under GASB 54 it required a new term to be utilized which is called unassigned fund balance. This is a fund balance that does not have contingencies on it or assignment to it. There is fund balance that occurred that is still unexpended or undesignated in fiscal year 2012 that occurred last year.

Mayor Fugate asked how much is left in this account.

Mr. Rushing stated that the amount left is about \$100,000 which is where this cost is will be coming from.

Introduction item only.

11. Consider authorizing staff to negotiate contract for GIS hosting services with Timmons Group, as per staff recommendation. (RFP 13-11) (Director of Purchasing & IT).

Mayor Fugate asked if anyone had any objection in addressing item #11 before item #10. No objections were made from Commission or staff.

Mr. Mason stated that this item is to approve the negotiation of a contract for GIS hosting services with Timmons Group. The proposal was advertised on April 24, 2013 and May 1, 2013, as well as posting the information on the City of Kingsville website. Four potential vendors submitted by opening time on May 14, 2013. RFP review committee members met several times and after careful consideration and ranking, Timmons Group emerged on top. It is recommended that staff negotiate a contract with Timmons Group,

1001 Boulders Parkway, Richmond, VA 23225. The initial cost will be \$13,180 with a monthly hosting cost of \$600 for three months for a total FY 2013 impact of \$14,980. He further stated that the purpose of hosting a GIS program is to make it available online to other departments and other out in the public, with special permissions. There will be a link on the city website that will allow you to see GIS Service. The initial cost will be \$13,180, its \$600 per month to host. With three more months left in this fiscal year, so the total Fiscal Year 2013 impact is \$14,980.

Commissioner Leubert asked what the length of contract will be.

Mr. Mason stated that once the data is there, we only pay the hosting fee of \$600 per month.

Commissioner Leubert asked how often other departments need this mapping.

Mr. Mason stated that every day for Planning, Community Appearance and Permits.

Mr. Isassi stated that when departments need copies of maps they call or email Engineering staff and request the maps needed which could take some time to receive due to other duties the Engineering staff may have.

Commissioner Leubert asked how many people in the Engineering department have the capability to print maps.

Mr. Tony Verdin, Information Systems Technician, stated that there are two individuals that are able to make maps. He further stated that what engineering is currently doing is collecting the maps and only making them on certain days when they know that the part-time employees will be available. However, the response time is not a quick response as some people may need.

Mayor Fugate asked Mr. Kurth if most cities in the Valley area have this capability.

Mr. Kurth stated that this is the direction most cities are heading that way.

Commissioner Pecos stated that the usage is beyond just making maps. Other information can be gathered through this service.

Motion made by Commissioner Pena to authorize staff to negotiate contract for GIS hosting services with Timmons Group, as per staff recommendation, seconded by Commissioner Pecos. The motion was passed and approved by the following vote: Pecos, Pena, Leubert, Fugate voting "FOR".

12. Consider awarding bid (#13-13) for concrete paving improvements Phase 3 to E-Tech Construction, as per staff recommendation. (Director of Purchasing & IT).

Mr. Mason reported that this item authorize the award of a contract for the repair of ten intersections within the City of Kingsville. Staff advertised for sealed bids on June 5, 2013 and June 12, 2013 and proposals were accepted until 1:30 p.m. on June 25, 2013. Two potential vendors attended the mandatory pre-bid meeting and site visitation on June 11, 2013. One bid was submitted by E-Tech Construction in the amount of \$149,700. It is recommended the contract be awarded to E-Tech Construction, 11115 Cedar Park, San Antonio, TX 78249 in the amount of \$149,700 with an alternate on one of the projects of \$10,736 bringing the total to \$160,436. E-Tech Construction has successfully completed several projects for the City of Kingsville including the Cavazos water line extension and is in good standing with the City of Kingsville. This action will expend \$160,436 from the Certificate of Obligation 2013, street projects fund.

Commissioner Pecos asked if the money had been allocated for this particular project.

Mr. Mason response was that money has been allocated.

Motion made by Commissioner Leubert to award bid #13-13 for concrete paving improvements Phase 3 to E-Tech Construction as per staff recommendation, seconded by Commissioner Pecos.

Mayor Fugate asked if staff was comfortable working with this company considering that staff has only received one bid.

Mr. Mason stated that with Phase 2, only one bid was submitted as well. Although three individuals came in and walked the construction site but only received one bid from the three individuals.

Mayor Fugate stated that Phase 2 worked out pretty well and was a bit cheaper than Phase 1.

The motion was passed and approved by the following vote: Pena, Leubert, Pecos, Fugate voting "FOR".

13. Consider resolution authorizing the City Manager to execute an easement with Kleberg County for construction and maintenance of a fence near the Kingsville Law Enforcement Center. (Chief of Police).

Mr. Ricardo Torres, Police Chief, stated that as with the beautification projects with the City, staff would like to install a fence to secure vehicles that have been seized which are located behind the Kingsville Police Department. He further stated that he is requesting to add a 15 foot easement for construction and maintenance of a security fence at Lot one of the Law Enforcement Center and head 15 west onto the Kleberg county Jail property then head north for 550 feet and then head east for 15 feet where it will meet with the north west corner of lot one of the Law Enforcement Center and finally head south for 550 feet where it will end at the starting point at the south west corner of lot one of the Law Enforcement Center of the City of Kingsville. Chief Torres further stated that he has spoken with Kleberg County Judge Juan Escobar, who has agreed to present the item to Commissioners Court to grant permission for addition of the easement needed to construct the fence.

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

14. Consider resolution authorizing the City Manager to execute an easement agreement (for a water line) with the Board of Regents of the Texas A&M University System for construction and maintenance of a water line. (City Engineer/Public Works Director).

Mr. Bill Donnell, Assistant Public Works Director, stated that this is an easement along Seale Street from Ave B to Corral which will assist the City in improving water pressure, volume and chlorine residual to the North West part of the City and will assist Texas A&M University-Kingsville with its future needs. The University has worked diligently with the City in presenting the easement agreement to the Board of Regents of the Texas A&M University System. This easement will benefit the growth of the City's water distribution system.

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

Mayor Fugate recognized Boy Scouts from Troop #144.

VII. Adjournment.

There being no further business to come before the City Commission, the meeting was adjourned at 7:05 P.M.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

PUBLIC HEARING(S)

PUBLIC HEARING #1



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 528 S. 18TH.		INSPECTOR DANIEL RAMIREZ	
LEGAL DESCRIPTION TERRACE VILLAGE	BLOCK 5	LOT 23	
OWNER NAME JUAN RIOS	OWNER'S ADDRESS 526 S. 18TH.	CITY/STATE/ZIP KINGSVILLE / TX / 78363	

PROPERTY CONDITION REPORT

	ACCEPTABLE			REASON CODE	COMMENTS
	YES	NO	N/A		
Building					
Condition		X		HADP	1, 2
Yard					
Condition		X		HVAP	1
Utilities					
Electric		X		HOP	
Gas		X		M	
Water		X		M	
Roof					
Covering		X		HBADP	5
Structure		X		HBADP	
Walls					
Exterior		X		HOADP	4
Interior		X		HOADP	
Ceilings		X		HOADP	
Windows/Doors					
Secured		X		BHAP	2, 3
Condition		X		BHAP	
Foundation					
Floors	X				
Plumbing		X		MAHAP	
Electrical		X		MAHAP	

REASON CODES:

B-Broken	D-Dirty	I-Incomplete	D-Dilapidated
M-Missing	H-Hazard	O-Outdated	P-Pictures
V-Overgrown	N-Needs Repairs	A-Abandoned	

ADDITIONAL COMMENTS:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. UNSECURED STRUCTURE
4. PARTIAL AESBESTOS SIDING
5. UNCOVERED ROOF

SIGNATURE: *Daniel N. Ramirez*

DATE: 6/20/17

CONDEMNATION CHECKLIST

Property Address: 528 S 18th

Phone: _____

Property Owner: Juan E. Rojas

Phone: _____

Owner's Address: 528 S 18th

Fax: _____

Kingsville, TX 78363

BEGINNING DATE	ENDING DATE	ACTION
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report.
		<input type="checkbox"/> b. Photograph property.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	4. Obtain legal description.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	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.
<input type="checkbox"/> <u>4-25-13</u>	<u>4-25-13</u>	7. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6-17-18</u>	<u>6-17-13</u>	8. 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.
<input type="checkbox"/> <u>6-17-18</u>	<u>6-17-18</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>	1) Post affidavit in newspaper twice a week for one week
		9. Post sign on property advising date the City Council will consider condemnation of structure.

☐ 6-18-13
☐ 6-18-13

☐ 6-18-13
☐ 6-18-13

☐ 6-18-13

☐ 6-18-13

☐

☐

☐

☐

☐

☐

☐

☐

☐

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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



22. 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.

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

* PROPERTY DESCRIPTION ACCT # 1-748-005-23000-192 *
* TERRACE VILLAGE, BLOCK 5, LOT 23 *
* *
* TOWN - LOCATION- 528 S 18TH ST *
* ACRES - .179 *
* LAND MKT VALUE 6240 IMPR/PERS MKT VALUE 8730 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 14970 *
* LIMITED TXBL. VALUE 8730 *
* EXEMPTIONS GRANTED: H *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

RIOS JUAN E
526 S 18TH ST
KINGSVILLE TX 78363-5911

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2010	.00	.00	.00	.00
TAXES 2011	.00	.00	.00	.00
TAXES 2012	336.98	50.55	.00	387.53
	-----	-----	-----	-----
	336.98	50.55	.00	387.53
				=====
ACCT # 1-748-005-23000-192			TOTAL DUE 06/2013	387.53
			TOTAL DUE 07/2013	477.15
			TOTAL DUE 08/2013	481.23
			TOTAL DUE 09/2013	485.26

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 111.50 16.73 .00 128.23 *
* CITY OF KINGSVILLE 126.08 18.91 .00 144.99 *
* KINGSVILLE ISD 93.23 13.98 .00 107.21 *
* SOUTH TX WATER AUTH 6.17 .93 .00 7.10 *

TAX LEVY FOR THE CURRENT ROLL YEAR: 137 111.50
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 126.08
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 93.23
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 6.17
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 336.98

DATE 04/25/2013

STATEMENT OF ALL TAXES DUE

SD

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

* PROPERTY DESCRIPTION ACCT # 1-748-005-23000-192 *
* *
* TERRACE VILLAGE, BLOCK 5, LOT 23 *
* *
* *
* TOWN - LOCATION- 528 S 18TH ST *
* ACRES - .179 *
* *
* LAND MKT VALUE 6240 IMPR/PERS MKT VALUE 8730 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 14970 *
* LIMITED TXBL. VALUE 8730 *
* EXEMPTIONS GRANTED: H *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

RIOS JUAN E

526 S 18TH ST

KINGSVILLE TX 78363-5911

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2010	.00	.00	.00	.00
TAXES 2011	336.01	90.72	85.34	512.07
TAXES 2012	336.98	37.08	.00	374.06
	-----	-----	-----	-----
	672.99	127.80	85.34	886.13
				=====
ACCT # 1-748-005-23000-192		TOTAL DUE 04/2013		886.13
		TOTAL DUE 05/2013		896.91
		TOTAL DUE 06/2013		907.67
		TOTAL DUE 07/2013		1,001.32

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 223.92 42.62 28.55 295.09 *
* CITY OF KINGSVILLE 252.16 47.91 32.02 332.09 *
* KINGSVILLE ISD 184.57 34.92 23.20 242.69 *
* SOUTH TX WATER AUTH 12.34 2.35 1.57 16.26 *

* TAX LEVY FOR THE CURRENT ROLL YEAR: 137 111.50 *
* TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 126.08 *
* TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 93.23 *
* TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 6.17 *
* TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 336.98 *

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



JUNE 26, 2012

JUAN E RIOJAS
526 S 18TH
KINGSVILLE TX 78363- 5911

Re: TERRACE VILLAGE, BLOCK 5, LOT 23

528 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **528 S 18TH** 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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (JULY 29, 2012) FROM RECEIPT THIS LETTER.

WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (JULY 9, 2012) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (JULY 29, 2012) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,



Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



APRIL 25, 2013

JUAN E RIOJAS
526 S 18TH
KINGSVILLE, TX 78363-5911

Re: TERRACE VILLAGE, BLOCK 5 LOT 23 528 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **528 S 18TH** 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.

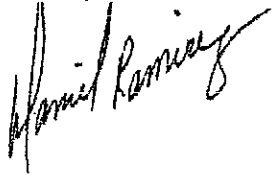
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez", written in a cursive style.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 0974

June 17, 2013

JUAN E RIOJAS
526 S 18TH
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 528 S 18TH**

Dear Sir or Madam:

On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **528 S 18TH** 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, JULY 22, 2013 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 JULY 22, 2013.

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

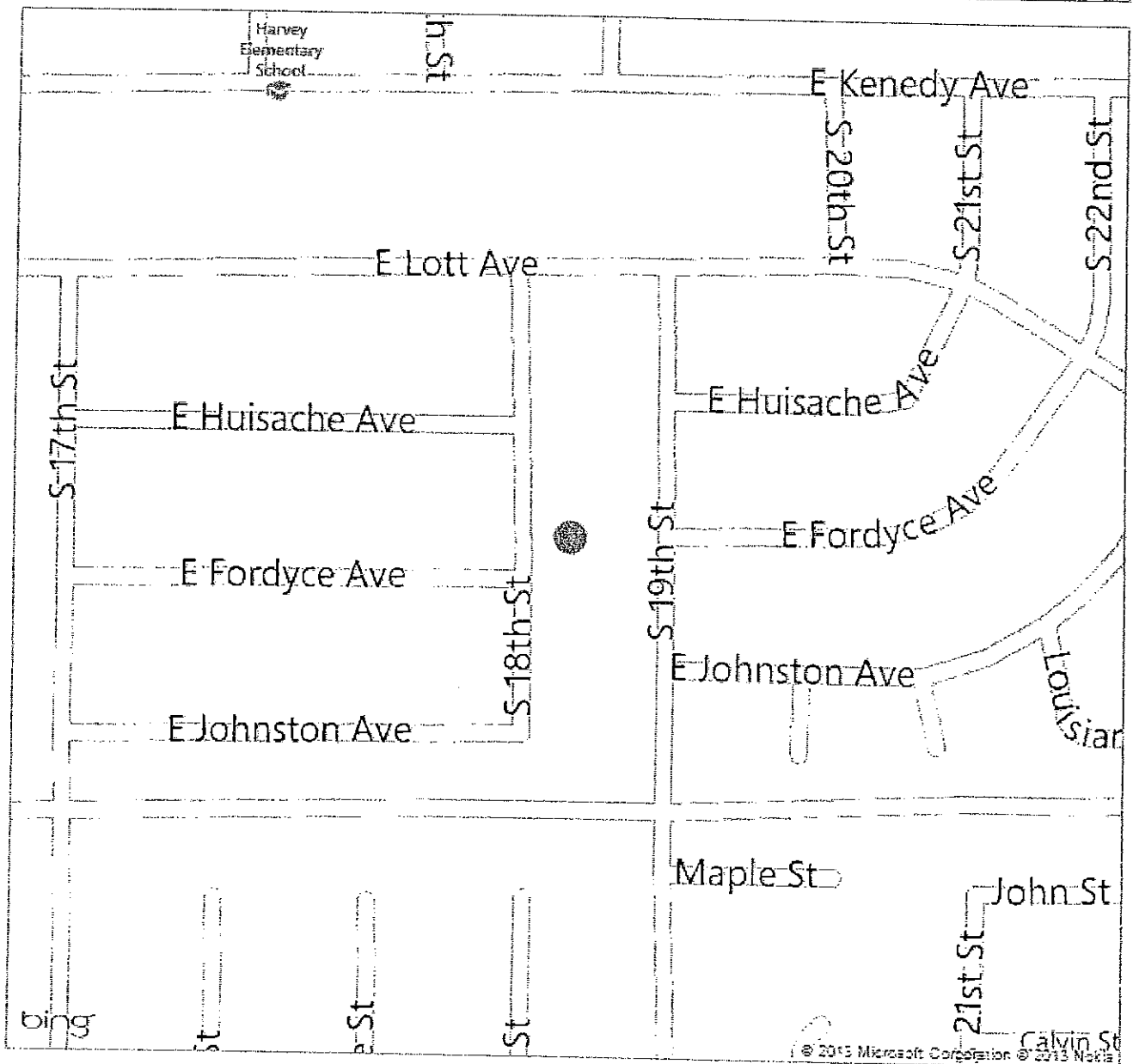
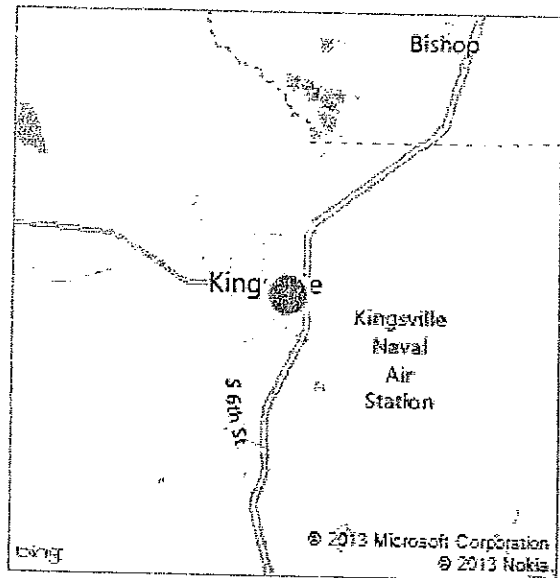
bing Maps

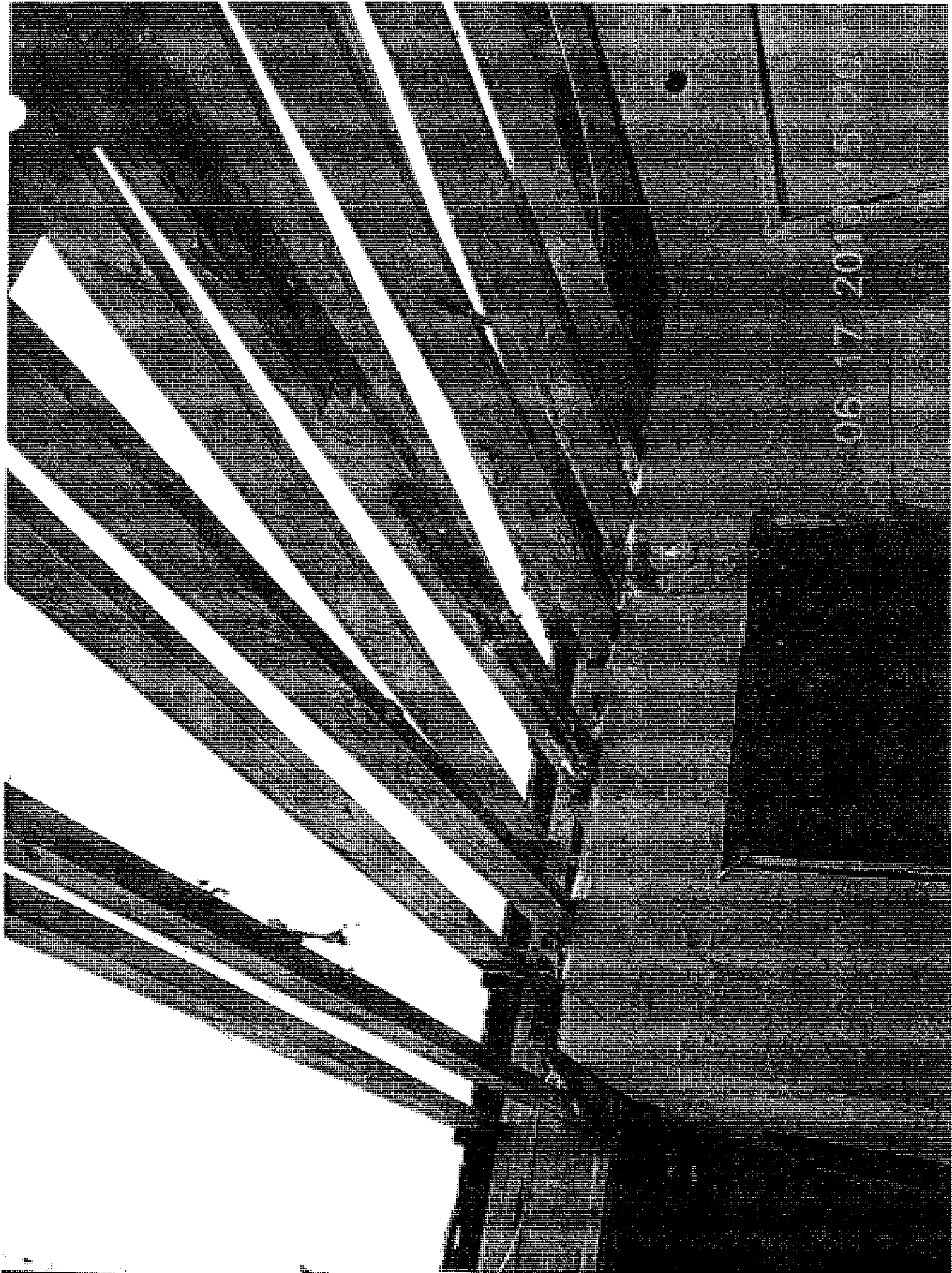
528 S 18th St, Kingsville, TX 78363

My Notes

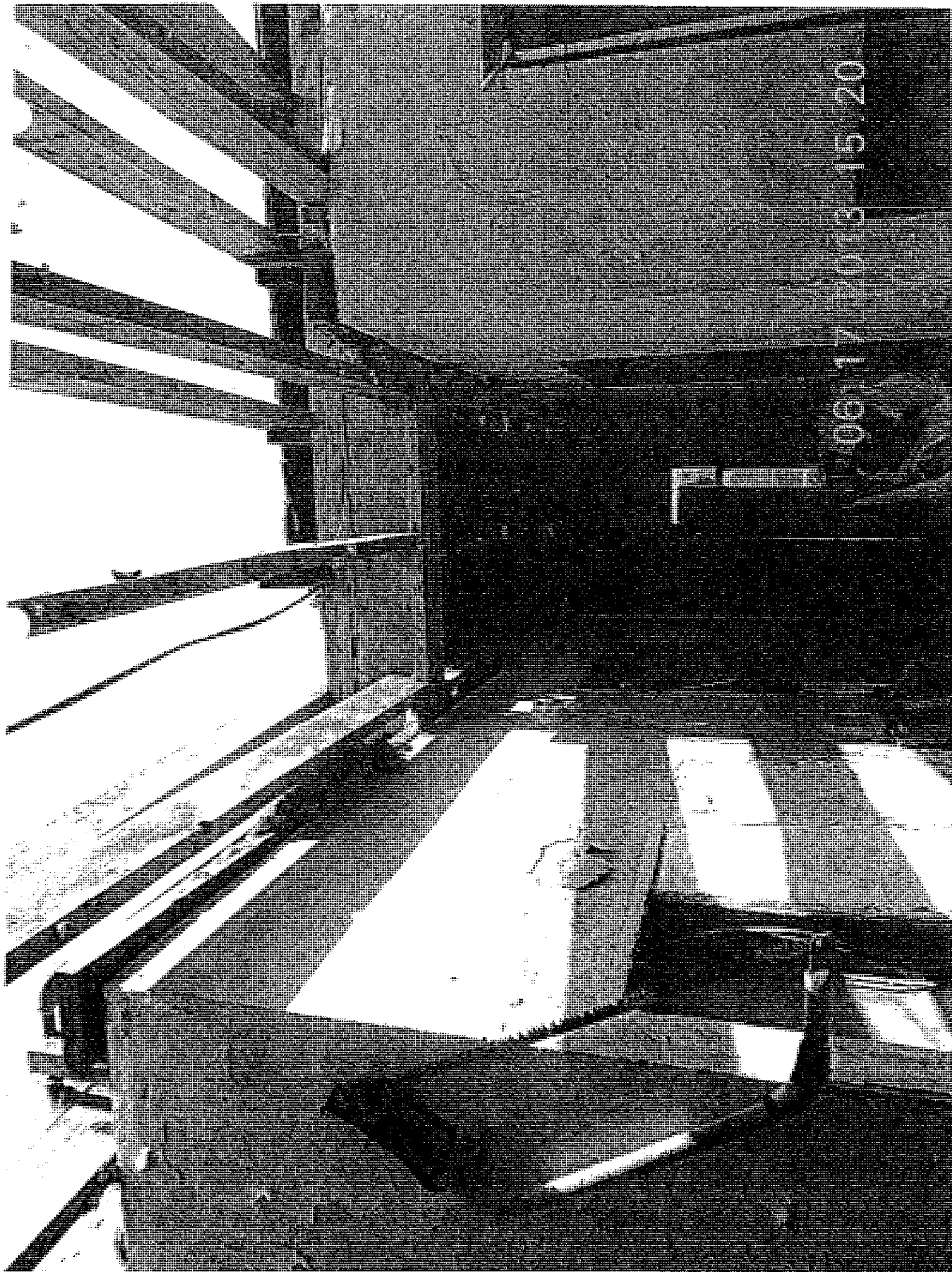


On the go? Use m.bing.com to find maps, directions, businesses, and more

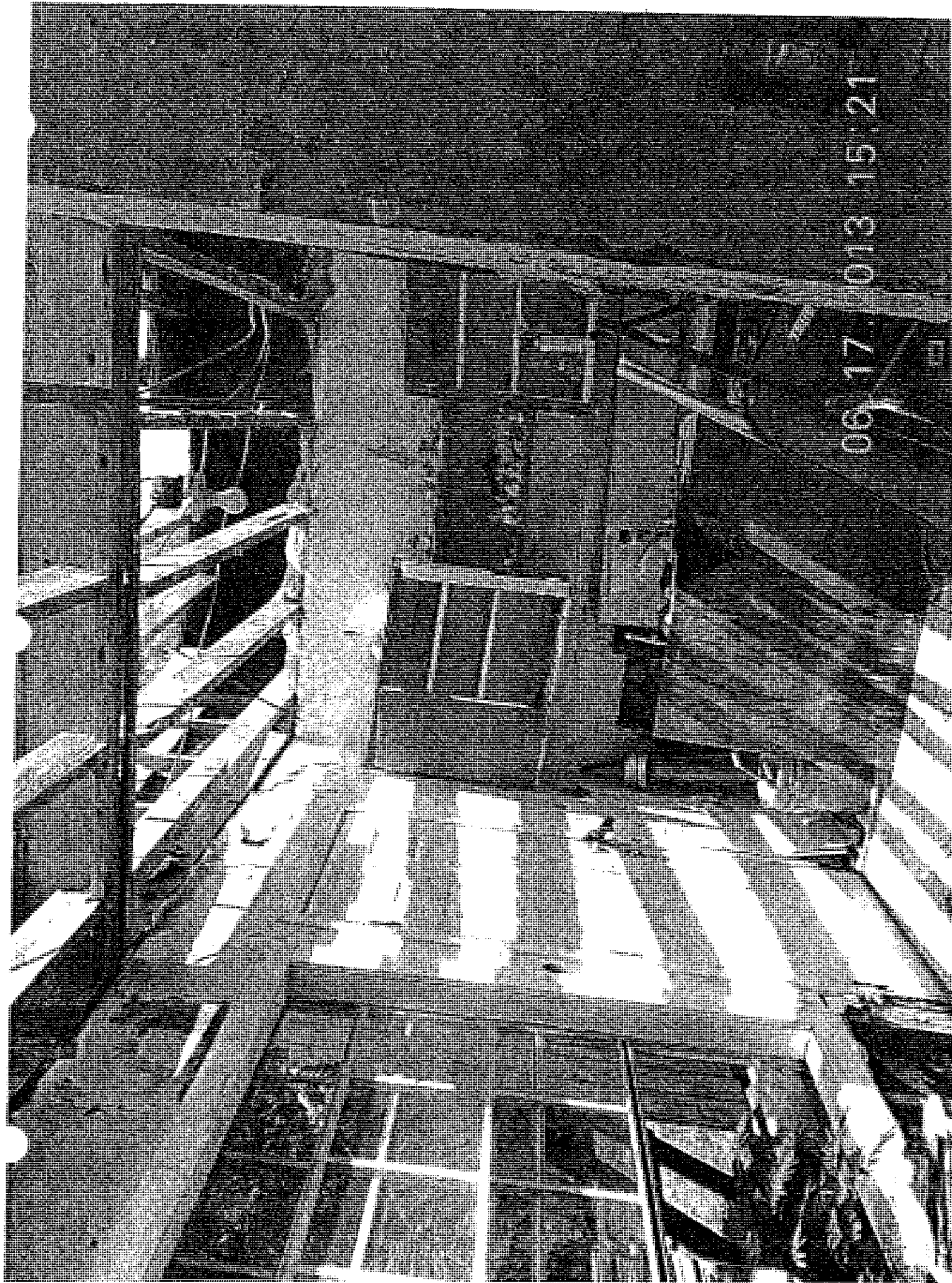


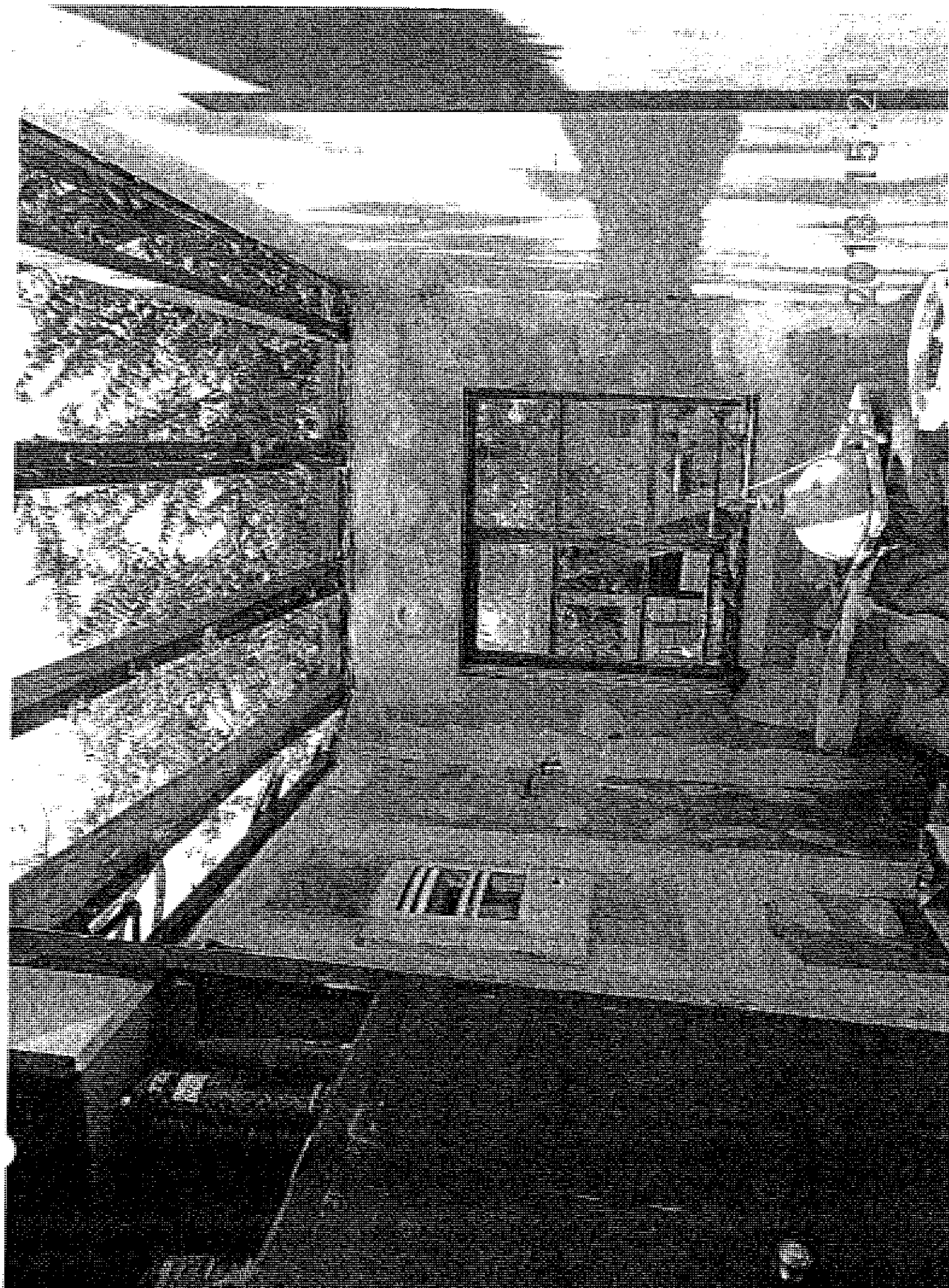


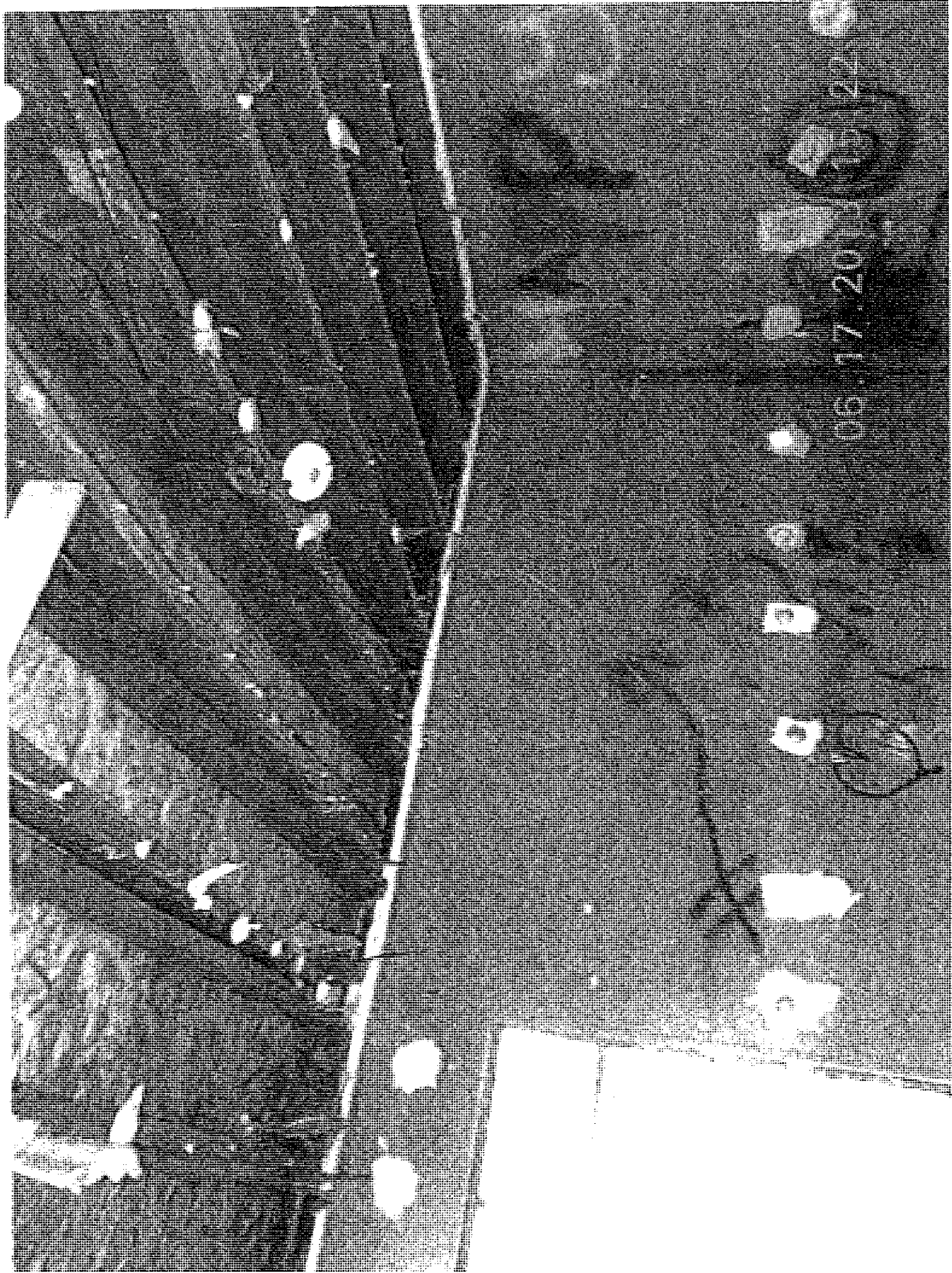
06.17.2014 15:20



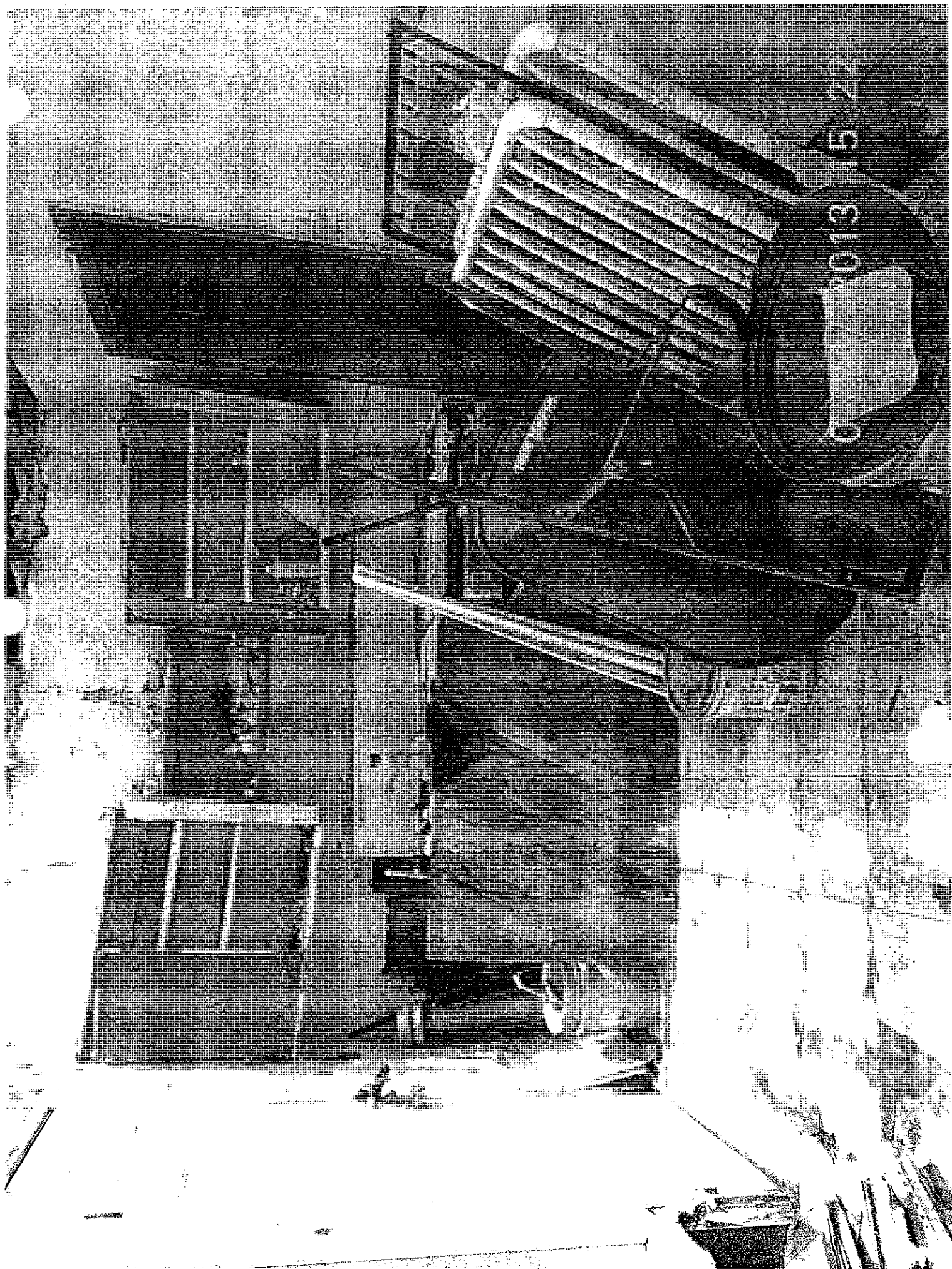
06/17/2013 15:20

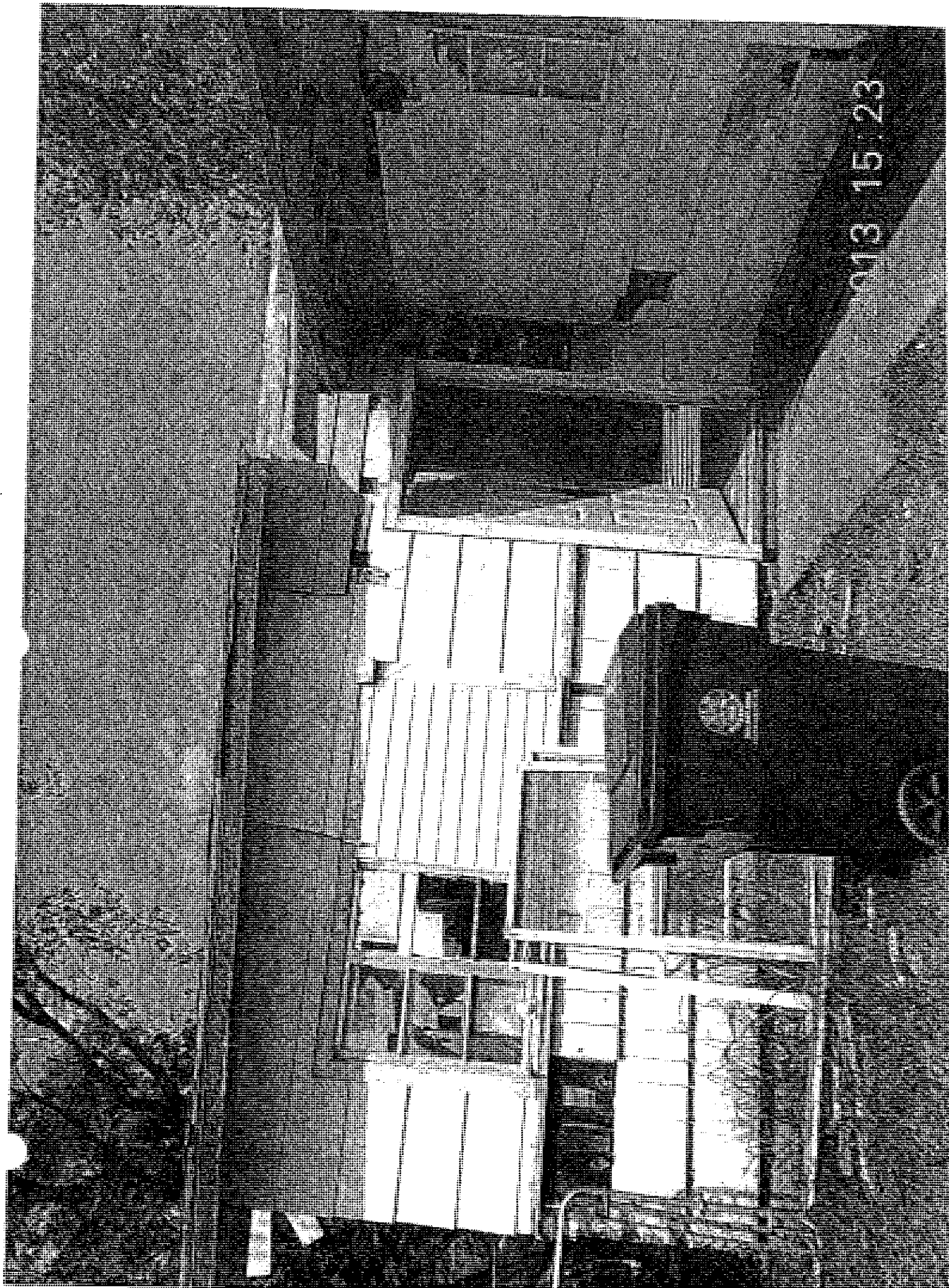




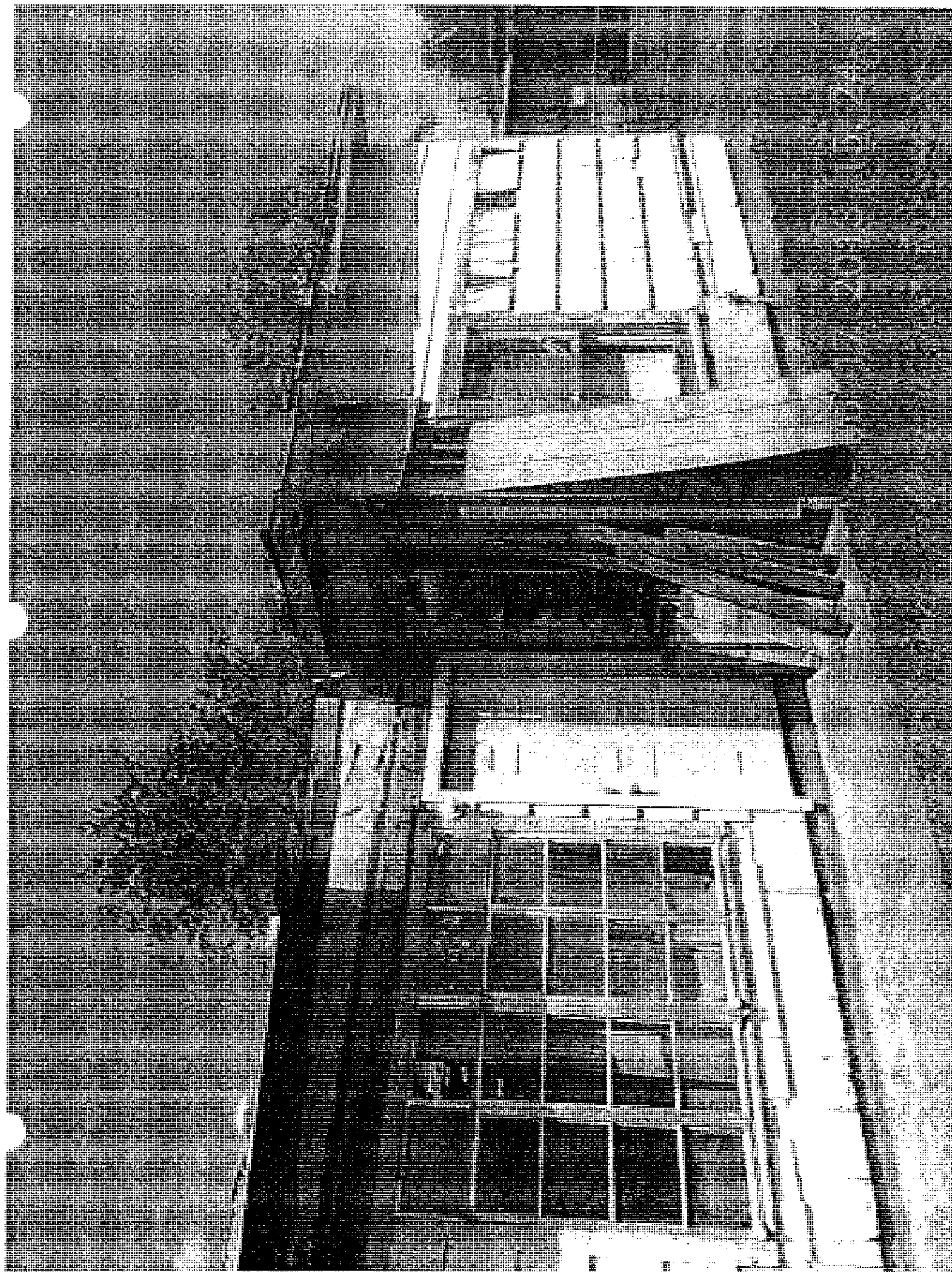


06.17.2013 15:22





913 15:23



2013.15.24

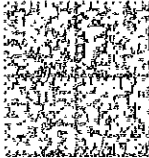
CERTIFIED MAIL



7011 0110 0000 4433 0607



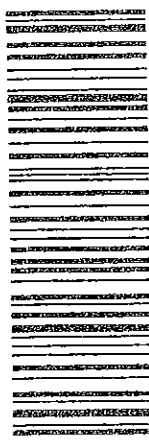
78364



UNITED STATES POSTAGE
\$05.75
78364
MAILED FROM ZIP CODE 78364

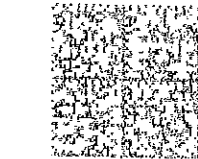
Juan E. Rios
526 S 18th
KING
TX 78364 98363

CERTIFIED MAIL



7011 1570 0003 3833 0851

78364
KING, TEXAS



UNITED STATES POSTAGE
\$08.11
78364
MAILED FROM ZIP CODE 78364

050313

Juan E. Rios
526 S 18th
KING
TX 78364

78364
KING, TEXAS
NOT DELIVERABLE
RETURN TO SENDER
AS ADDRESSED
FORWARD

78364
KING, TEXAS

78364

ALBANY, NEW YORK

NOTICE

THIS NOTICE IS THE ADVISE PROPERLY CONVEYED THAT
THE CITY OF ALBANY WILL CONSIDER FOR CONSIDERATION

July 22, 2013

5:28 PM

BY ORDER OF THE CITY OFFICIAL

DIRECTOR OF THE ALBANY OFFICE OF THE CITY OF ALBANY
ALBANY, NEW YORK
THE CITY OF ALBANY WILL CONSIDER FOR CONSIDERATION
THE CITY OF ALBANY WILL CONSIDER FOR CONSIDERATION
THE CITY OF ALBANY WILL CONSIDER FOR CONSIDERATION

CONSIDERATION WILL BE CONSIDERED
CONSIDERATION WILL BE CONSIDERED
CONSIDERATION WILL BE CONSIDERED

6-18-13

David A. Brown

PUBLIC HEARING #2



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 1221 E. HUISACHE		INSPECTOR DANIEL RAMIREZ	
LEGAL DESCRIPTION PLEASANTON	BLOCK 2	LOT E1.5' 10,11, W21'12	
OWNER NAME ALEXANDRO MUNIZ	OWNER'S ADDRESS 1221 E. HUISACHE AVE.	CITY/STATE/ZIP KINGSVILLE, TEXAS 78363-5917	

PROPERTY CONDITION REPORT

PICTURES TAKEN:	Y OR N Y	ACCEPTABLE			REASON CODE	COMMENT CODES
		YES	NO	N/A		
Building						
	Condition		X		H, AB, AS	1, 2
Yard						
	Condition		X		H, AB, OV	1
Utilities						
	Electric		X		M	
	Gas		X		M	
	Water		X		M	
Roof						
	Covering		X		H, AB	
	Structure		X		H, AB,	
Walls						
	Exterior		X		H, AB, AS	4
	Interior		X		H, AB, B,	
Ceilings						
			X		H, AB,	
Windows/Doors						
	Secured		X		H, AB, B,	2, 3
	Condition		X		H, AB, B,	
Foundation						
	Exterior		X		H, AB, B,	
	Interior		X		H, AB, B, D	
Plumbing						
			X		H, AB, B, OU	
Electrical						
			X		H, AB, B, 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, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF

SIGNATURE:

Daniel H. Ramirez
DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

DATE: 6-24-13

CONDEMNATION CHECKLIST

Property Address: 1221 E Hensache Phone: _____

Property Owner: Alejandro Munoz / DMDA Phone: _____

Owner's Address: 221 E Hensache Fax: _____
Kingsville TX 78303

BEGINNING DATE	ENDING DATE	ACTION
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report.
		<input type="checkbox"/> b. Photograph property.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	4. Obtain legal description.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	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.
<input type="checkbox"/> <u>4-25-13</u>	<u>4-25-13</u>	7. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	8. 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.
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>	1) Post affidavit in newspaper twice a week for one week
		9. Post sign on property advising date the City Council will consider condemnation of structure.

☐ 6-18-13
☐ 6-18-13

6-18-P
 6-18-13

☐ 6-18-13

6-18-13

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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



22. 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.

CKI - CITY OF KINGSVILLE

Geo ID Order

06/07/2012 08:26AM

Prop ID	Owner	% Legal	Description	Values					
12499	12091	100.00	R Geo: 154500211000192 MUNIZ ALEJANDRO EST ETUX SIMONA 1221 E HUISACHE AVE KINGSVILLE, TX 78363-5917	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 9,930 Imp NHS: 0 Land HS: 3,800 Land NHS: 0 PLAT Prod Use: 0 Prod Mkt: 0	Market: 13,730 Prod Loss: 0 Appraised: 13,730 Cap: 0 Assessed: 13,730 Exemptions: HS.OV65			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			13,730	8,400	5,330	0.842200	44.89	
20984	33363	100.00	R Geo: 154500212000192 GARCIA GABRIEL 106 S PASTORIA AVE SUNNYVALE, CA 94086-5922	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 0 Imp NHS: 27,130 Land HS: 0 Land NHS: 3,840 PLAT Prod Use: 0 Prod Mkt: 0	Market: 30,970 Prod Loss: 0 Appraised: 30,970 Cap: 0 Assessed: 30,970 Exemptions:			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			30,970	0	30,970	0.842200	260.83	
14115	13284	100.00	R Geo: 154500215000192 MENDEZ PORFIRIO ETUX ORALIA 1206 E FORDYCE AVE KINGSVILLE, TX 78363-5914	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 34,380 Imp NHS: 0 Land HS: 6,000 Land NHS: 0 Prod Use: 0 Prod Mkt: 0	Market: 40,380 Prod Loss: 0 Appraised: 40,380 Cap: 0 Assessed: 40,380 Exemptions: HS.OV65			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			40,380	8,400	31,980	0.842200	269.34	
23272	54783	100.00	R Geo: 154500218000192 MENDEZ PORFIRIO JR 1206 E FORDYCE KINGSVILLE, TX 78363	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 86,290 Imp NHS: 0 Land HS: 4,000 Land NHS: 0 Prod Use: 0 Prod Mkt: 0	Market: 90,290 Prod Loss: 0 Appraised: 90,290 Cap: 0 Assessed: 90,290 Exemptions: HS			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			90,290	0	90,290	0.842200	760.42	
24028	19693	100.00	R Geo: 154500220000192 MCHANAY CONCEPCION EST % DORA M ALARCON 1007 N LANTANA DR KINGSVILLE, TX 78363-4226	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 0 Imp NHS: 17,140 Land HS: 0 Land NHS: 4,000 Prod Use: 0 Prod Mkt: 0	Market: 21,140 Prod Loss: 0 Appraised: 21,140 Cap: 0 Assessed: 21,140 Exemptions:			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			21,140	0	21,140	0.842200	178.04	
25552	20135	100.00	R Geo: 154500222001192 RUIZ RENERIO 1224 E FORDYCE AVE KINGSVILLE, TX 78363-5914	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 49,500 Imp NHS: 12,760 Land HS: 13,520 Land NHS: 0 PLAT Prod Use: 0 Prod Mkt: 0	Market: 75,780 Prod Loss: 0 Appraised: 75,780 Cap: 0 Assessed: 75,780 Exemptions: HS.OV65			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			75,780	8,400	67,380	0.842200	567.47	
15335	52786	100.00	R Geo: 154500301000192 GRUBB ERNESTINA C 1117 E FORDYCE AVE KINGSVILLE, TX 78363-5821	Effective Acres: 0.000000 Acres: 0.0000 Map ID: Mtg Cd: DBA:	Imp HS: 34,290 Imp NHS: 0 Land HS: 8,000 Land NHS: 0 Prod Use: 0 Prod Mkt: 0	Market: 42,290 Prod Loss: 0 Appraised: 42,290 Cap: 0 Assessed: 42,290 Exemptions: HS.OV65			
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			42,290	8,400	33,890	0.842200	285.42	

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

* PROPERTY DESCRIPTION ACCT # 1-545-002-11000-192 *
* PLEASANTON, BLOCK 2, LOT E1.5' 10, 11, W21' 12 *
* *
* TOWN - LOCATION- 1221 E HUISACHE *
* ACRES - .152 *
* LAND MKT VALUE 3800 IMPR/PERS MKT VALUE 9930 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 13730 *
* LIMITED TXBL. VALUE 13730 *
* EXEMPTIONS GRANTED: H S *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

MUNIZ ALEJANDRO EST
ETUX SIMONA
1221 E HUISACHE AVE
KINGSVILLE TX 78363-5917

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2001	9.98	14.87	3.73	28.58
TAXES 2002	69.26	94.89	24.62	188.77
TAXES 2003	84.88	106.11	28.65	219.64
TAXES 2004	103.77	117.26	44.21	265.24
TAXES 2005	47.44	47.91	19.07	114.42
TAXES 2007	51.01	39.28	18.06	108.35
TAXES 2008	52.83	34.34	17.43	104.60
TAXES 2009	52.83	28.00	16.17	97.00
TAXES 2010	54.98	22.55	15.51	93.04
TAXES 2011	54.98	15.95	14.18	85.11
TAXES 2012	.00	.00	.00	.00
	581.96	521.16	201.63	1,304.75
				=====
ACCT # 1-545-002-11000-192			TOTAL DUE 06/2013	1,304.75
			TOTAL DUE 07/2013	1,311.64
			TOTAL DUE 08/2013	1,318.57
			TOTAL DUE 09/2013	1,325.42

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 150.12 147.81 53.41 351.34 *
* CITY OF KINGSVILLE 431.31 372.75 147.99 952.05 *
* SOUTH TX WATER AUTH .53 .60 .23 1.36 *
* KINGSVILLE ISD .00 .00 .00 .00 *

TAX LEVY FOR THE CURRENT ROLL YEAR: 137 10.09
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 44.89
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 54.98

DATE 04/25/2013

STATEMENT OF ALL TAXES DUE

SD

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

* PROPERTY DESCRIPTION ACCT # 1-545-002-11000-192 *
* PLEASANTON, BLOCK 2, LOT E1.5' 10, 11, W21' 12 *
* *
* TOWN - LOCATION- 1221 E HUISACHE *
* ACRES - .152 *
* LAND MKT VALUE 3800 IMPR/PERS MKT VALUE 9930 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 13730 *
* LIMITED TXBL. VALUE 13730 *
* EXEMPTIONS GRANTED: H S *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

MUNIZ ALEJANDRO EST
ETUX SIMONA
1221 E HUISACHE AVE
KINGSVILLE TX 78363-5917

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2001	9.98	14.67	3.70	28.35
TAXES 2002	69.26	93.50	24.42	187.18
TAXES 2003	84.88	104.41	28.39	217.68
TAXES 2004	103.77	115.18	43.79	262.74
TAXES 2005	47.44	46.96	18.88	113.28
TAXES 2007	51.01	38.26	17.85	107.12
TAXES 2008	52.83	33.29	17.22	103.34
TAXES 2009	52.83	26.95	15.96	95.74
TAXES 2010	54.98	21.44	15.28	91.70
TAXES 2011	54.98	14.84	13.96	83.78
TAXES 2012	54.98	6.05	.00	61.03
	636.94	515.55	199.45	1,351.94
				=====
ACCT # 1-545-002-11000-192		TOTAL DUE 04/2013		1,351.94
		TOTAL DUE 05/2013		1,359.95
		TOTAL DUE 06/2013		1,367.97
		TOTAL DUE 07/2013		1,389.49

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 160.21 145.91 52.87 358.99 *
* CITY OF KINGSVILLE 476.20 369.06 146.36 991.62 *
* SOUTH TX WATER AUTH .53 .58 .22 1.33 *
* KINGSVILLE ISD .00 .00 .00 .00 *

TAX LEVY FOR THE CURRENT ROLL YEAR: 137 10.09
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 44.89
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 54.98

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



JUNE 26, 2012

ALEJANDRO MUNIZ EST
ETUX SIMONA
1221 E HUISACHE
KINGSVILLE TX 78363- 5917

Re ;PLEASANTON ADD., BLOCK 2, LOT 1.5 10,11, W21 12 - 1221 E HUISACHE

Dear Sir or Madam:

It has been determined that the structure at **1221 E HUISACHE** 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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (**JULY 29, 2012**) FROM RECEIPT THIS LETTER.

WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (**JULY 9, 2012**) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (**JULY 29, 2012**) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,



Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



April 25, 2013

ALEJANDRO MUNIZ % SIMONA MUNIZ
1221 E HUISACHE
KINGSVILLE, TX 78363

Re: PLEASANTON, BLOCK 2 LOT E 1.5 10, 11 W 21'12 1221 E HUISACHE

Dear Sir or Madam:

It has been determined that the structure at **1221 E HUISACHE** 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.

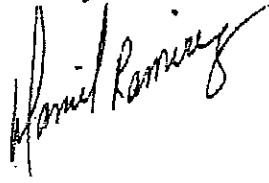
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez", written in a cursive style.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 0998

June 17, 2013

ALEJANDRO MUNIZ EST SIMONA MUNIZ
1221 E HUISACHE
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1221 E HUISACHE**

Dear Sir or Madam:

On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **1221 E HUISACHE** 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, JULY 22, 2013 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 JULY 22, 2013.

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

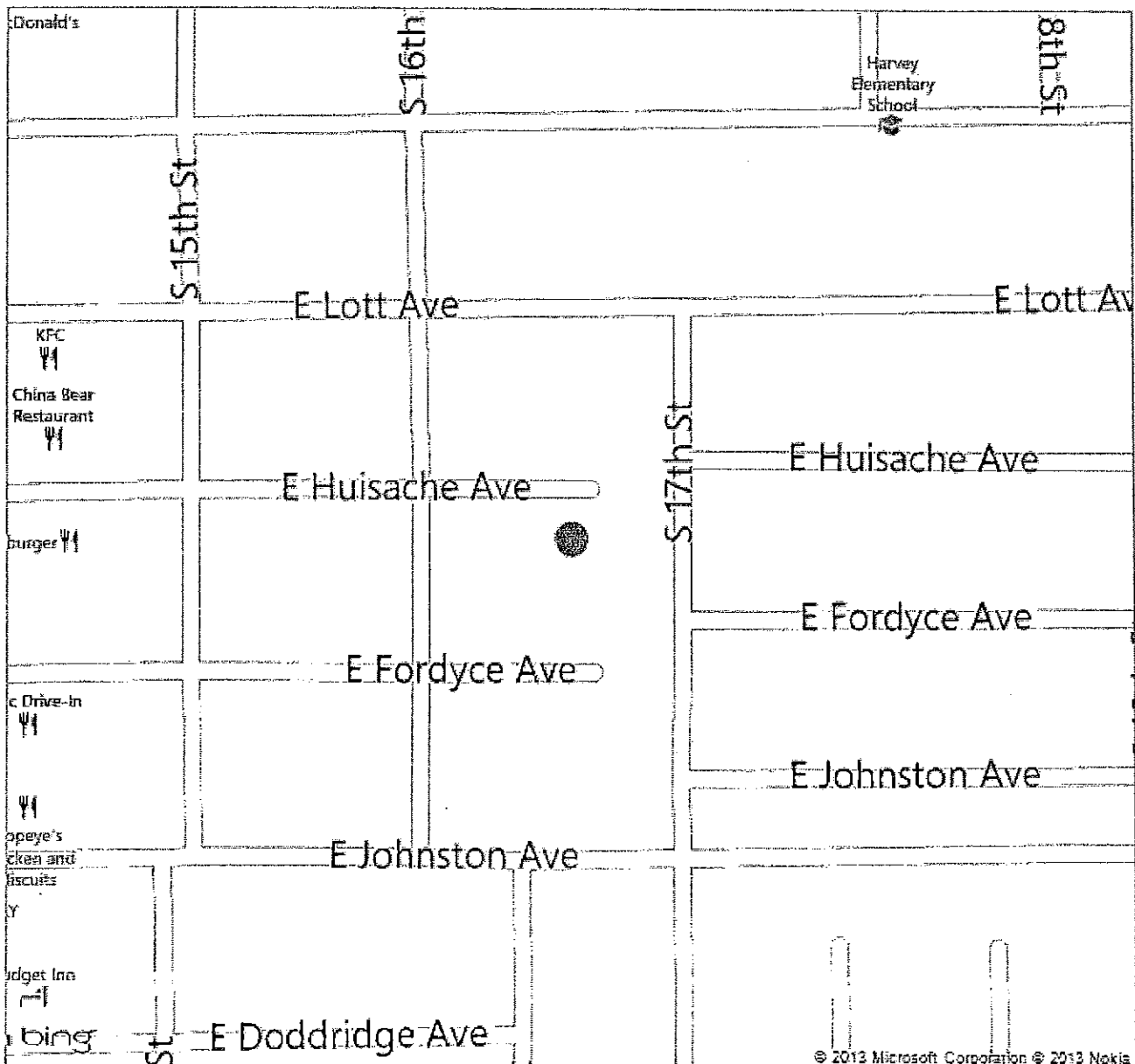
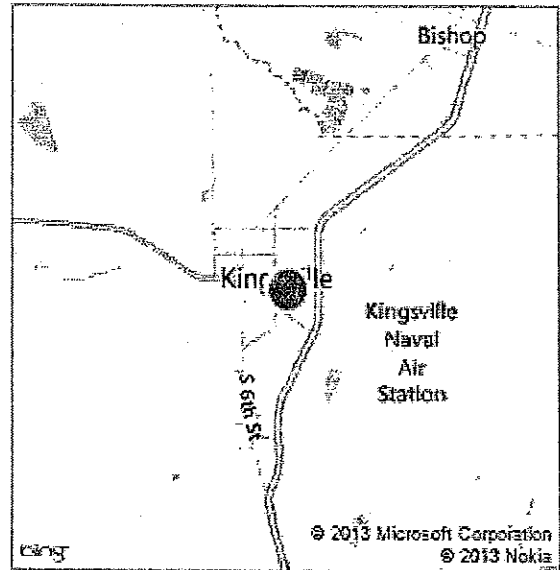
bing Maps

1221 E Huisache Ave, Kingsville, TX 78363

My Notes



On the go? Use m.bing.com to find maps, directions, businesses, and more





CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364



UNITED STATES POSTAGE
02 1M \$ 00.46
0004247745 APR 26 2013
MAILED FROM ZIP CODE 78363

Alejandro Muniz
Simona Muniz

1221

NIXIE

782 52 1

00 05/04/13

Kinc

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 78364145858

*0488-11500-26-38

783641458

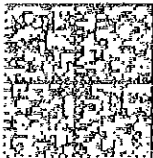


NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD
RETURN TO SENDER
NIXIE 782 52 1 00 05/04/13

Alejandro Muniz
Simona Muniz

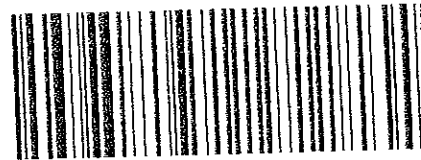
Uff / Hg / 6-28-12

UNITED STATES POSTAGE
02 1M \$ 00.46
0004247745
MAILED FROM ZIP CODE 78363



78364

2250 EEEH 0000 0110 0110 0577



2012

0.2

[illegible]

2011 1570 0003 3833 0912

61-20-7

Alejandro Muniz
Simora Muniz
1221 F. Unidco.
Kings

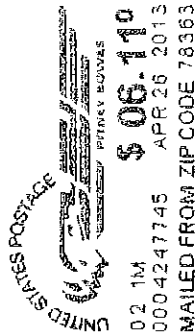
U.
2-
X
2-
22

25
26
27
28
29
30

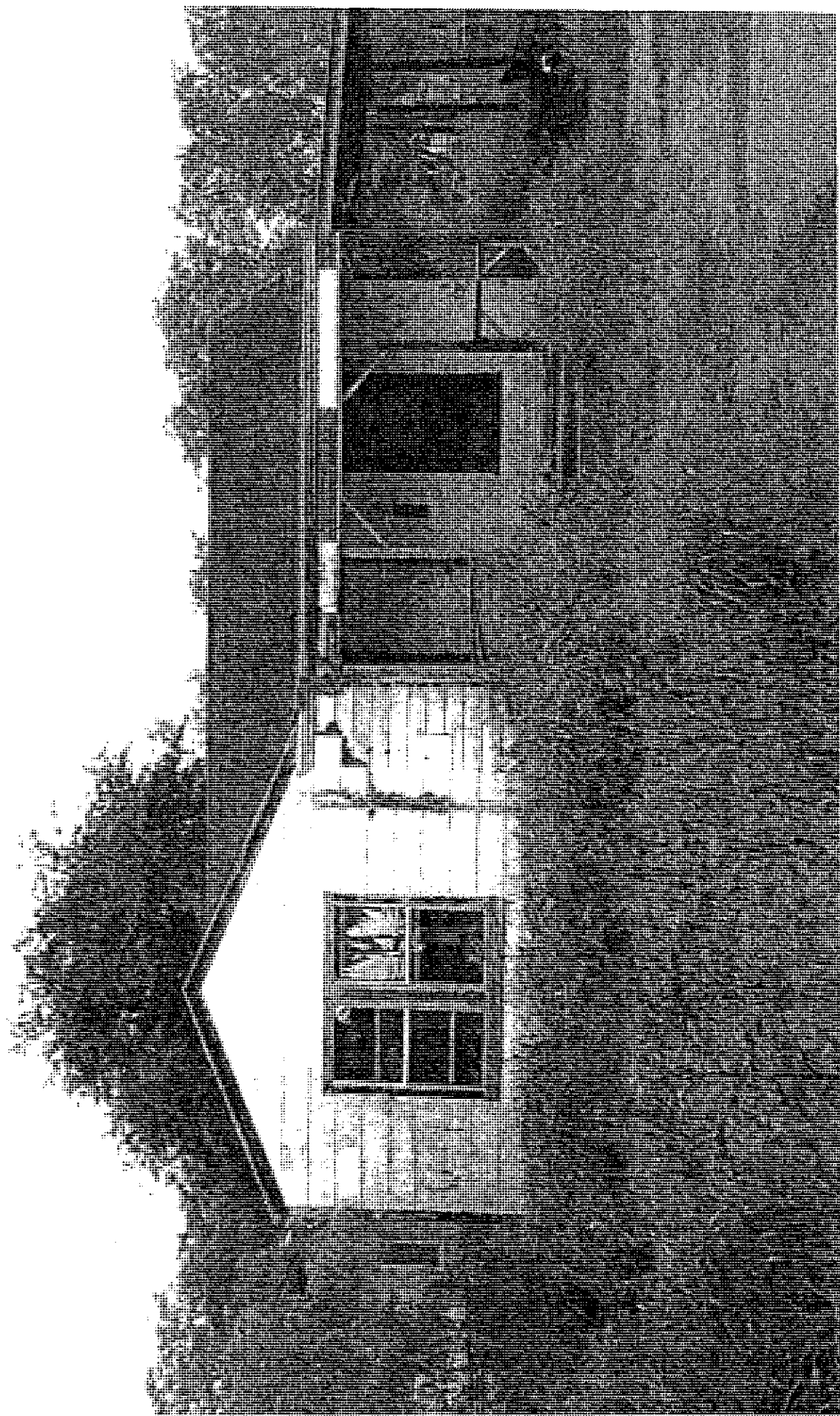
SECRET

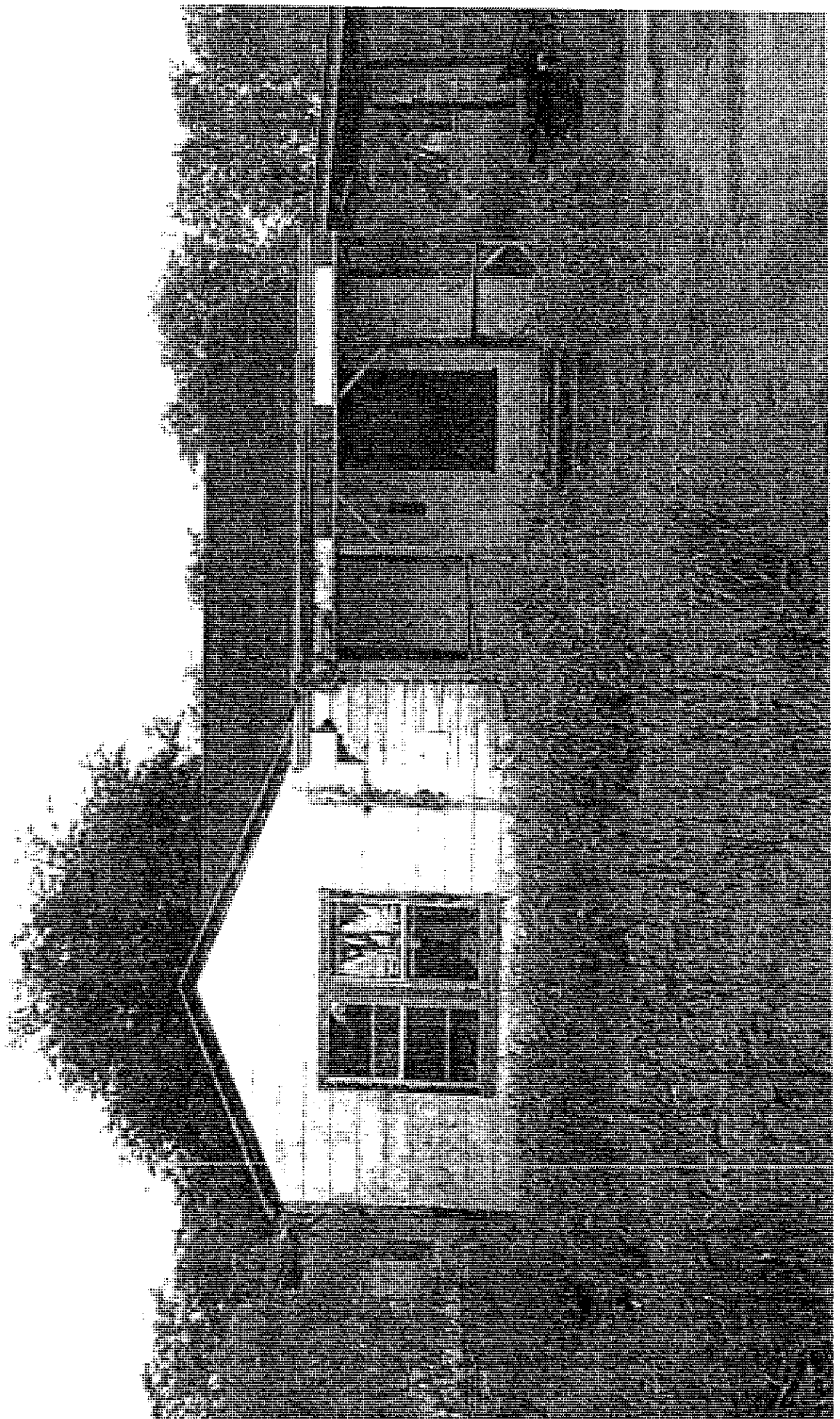
NOT DELIVERABLE TO SENDER
RETURN TO SENDER
UNABLE TO FORWARD
AS ADDRESSED

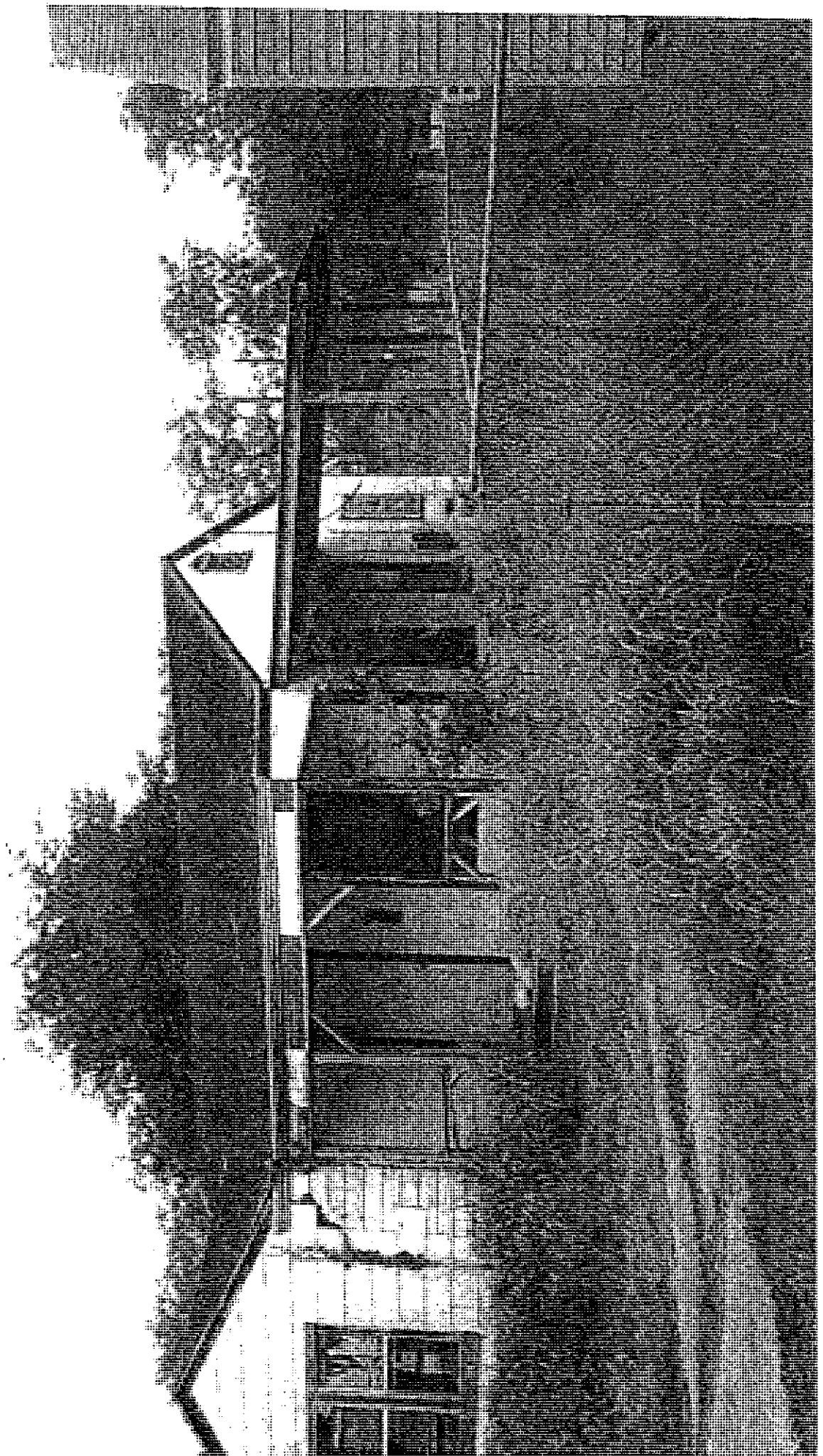
*2093-01092-07-01.

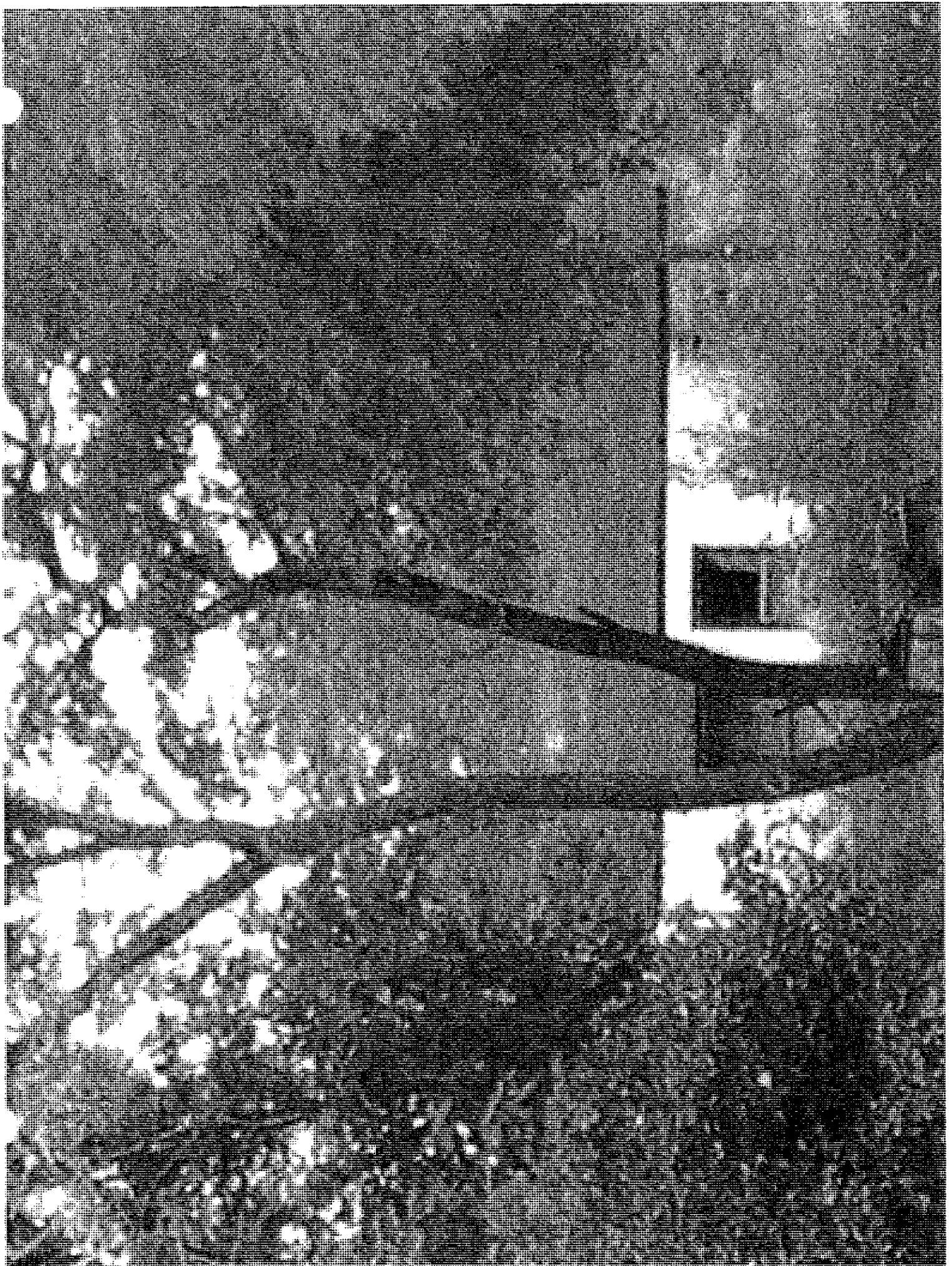


02 1M \$06.140
00004247745 APR 26 2013
MAILED FROM ZIP CODE 78363









NOTICE

NOTICE IS TO ADVISE YOU THAT THE CITY COUNCIL WILL CONSIDER CONDEMNATION

OF July 22, 2012 ON:

1221 E. Huisache

BY ORDER OF: BUILDING OFFICIAL

ACCEMENT OR REMOVAL of this Notice, or any repairs
alternations of this structure without express permission
BUILDING DEPARTMENT, CITY OF KENNESAW, GEORGIA
it is a misdemeanor and is punishable by a fine of

Hundred (\$100.00)

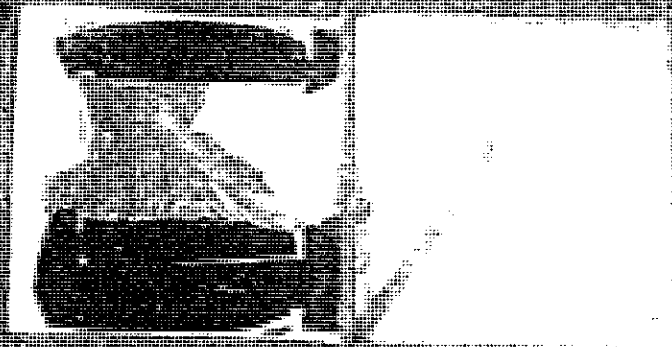


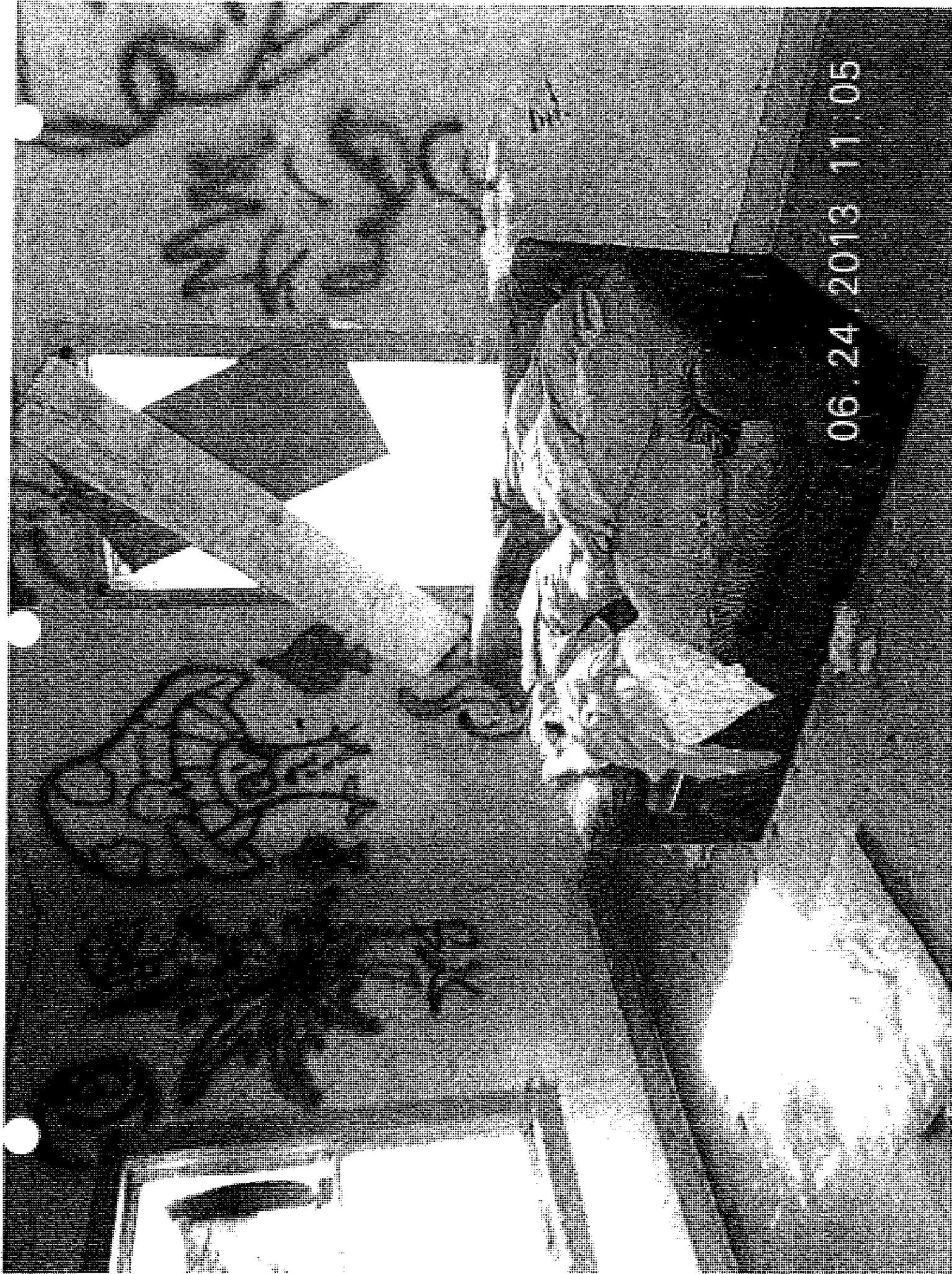
06_24_2013_11:06

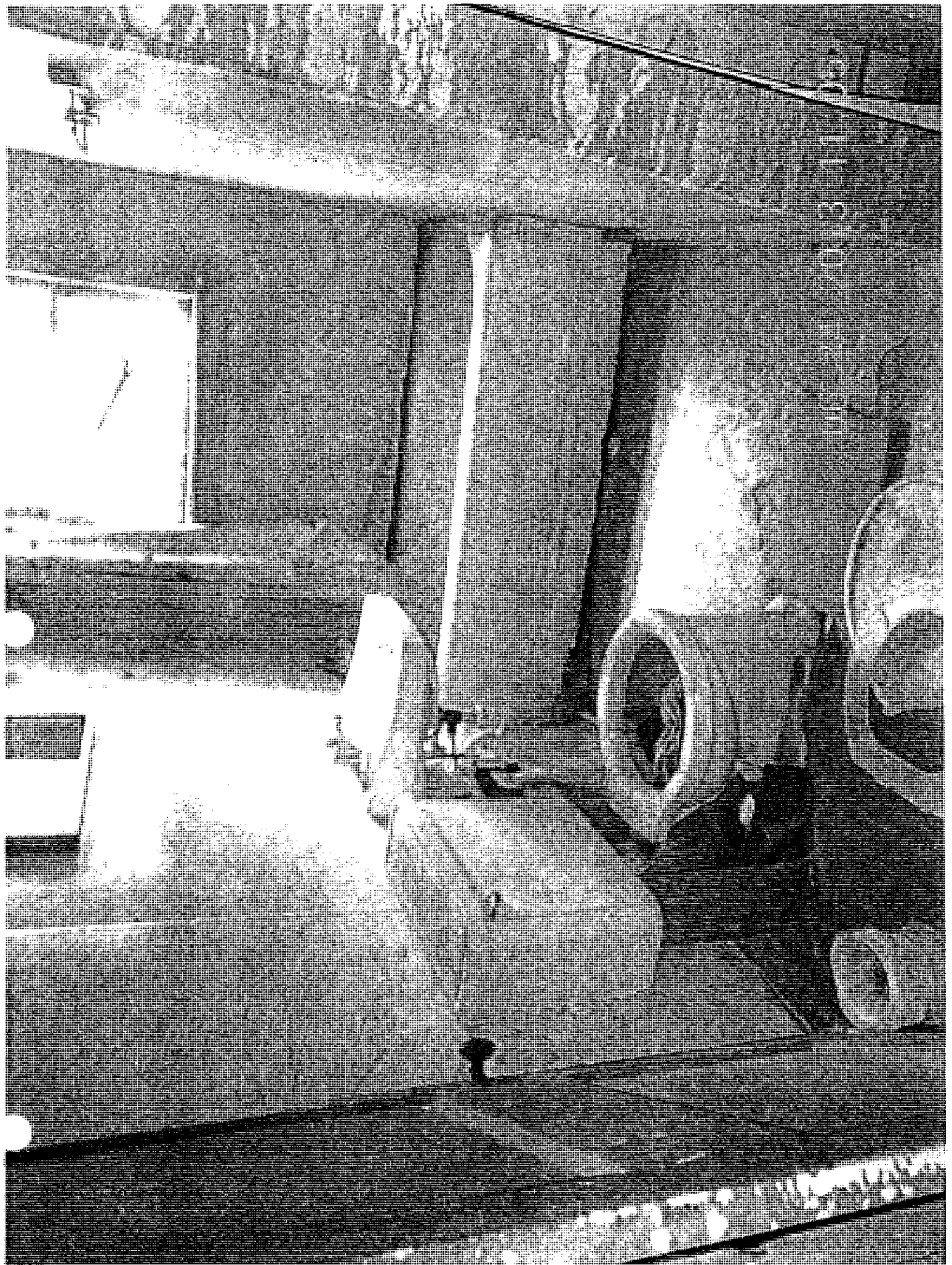
06.24.2013 11:05



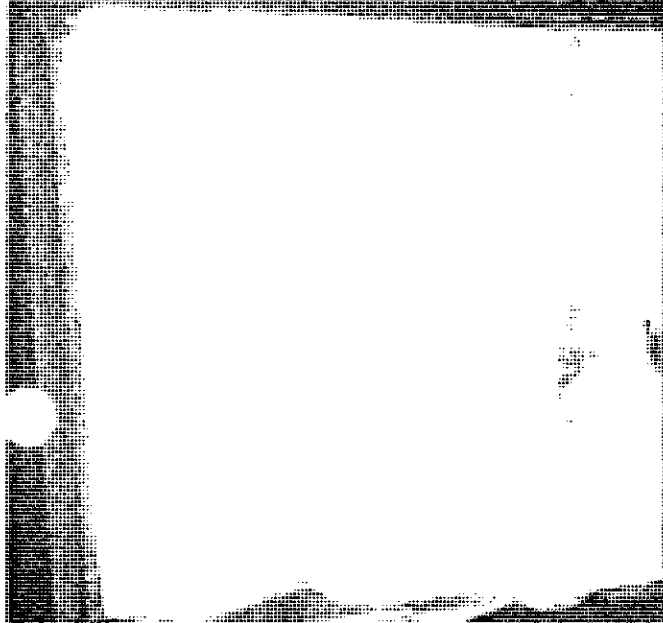
06/24/2013 11:05 AM







06.24.2013 11:04



404

11

11

11

11

11

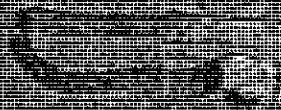
11

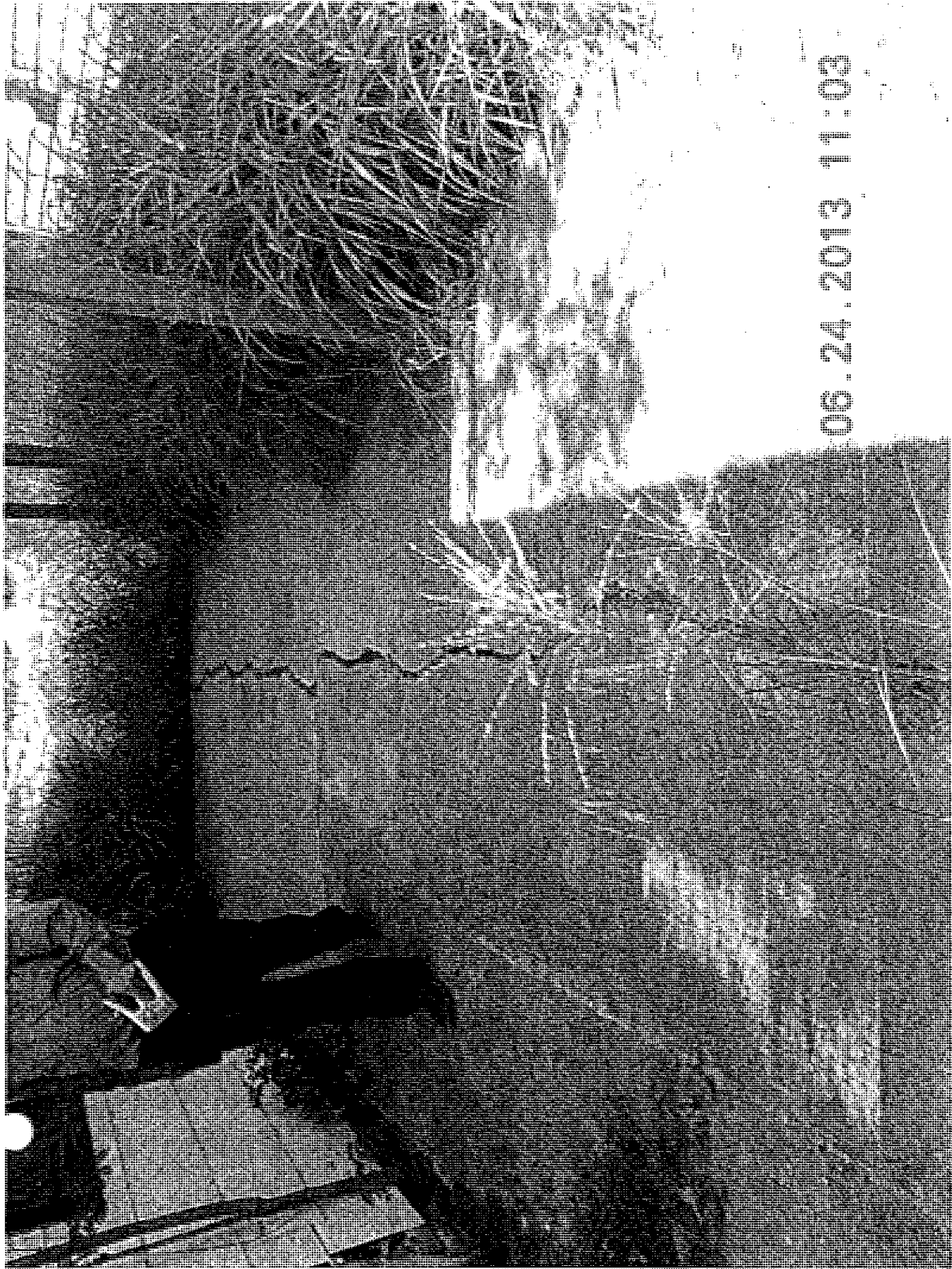
11

11

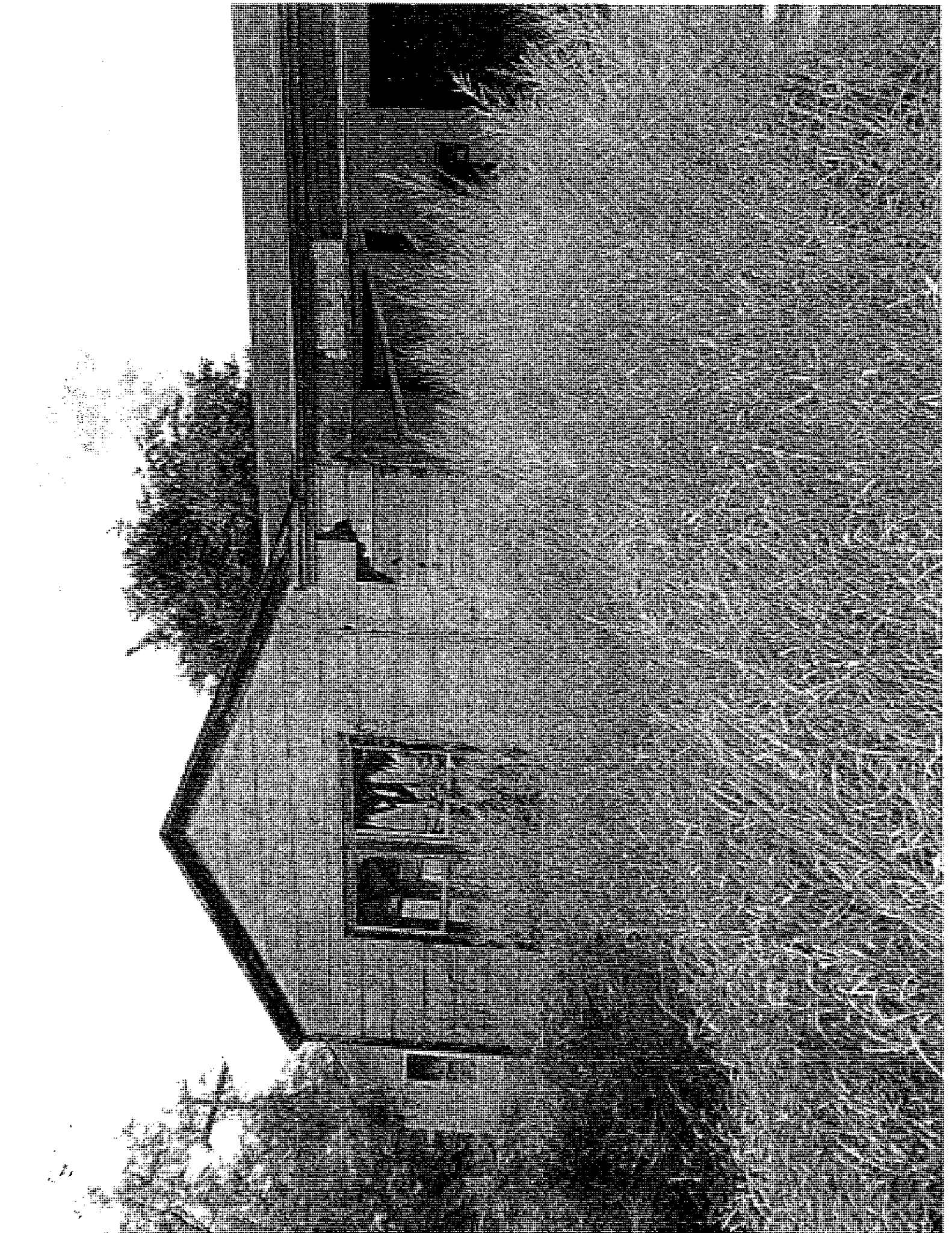
11

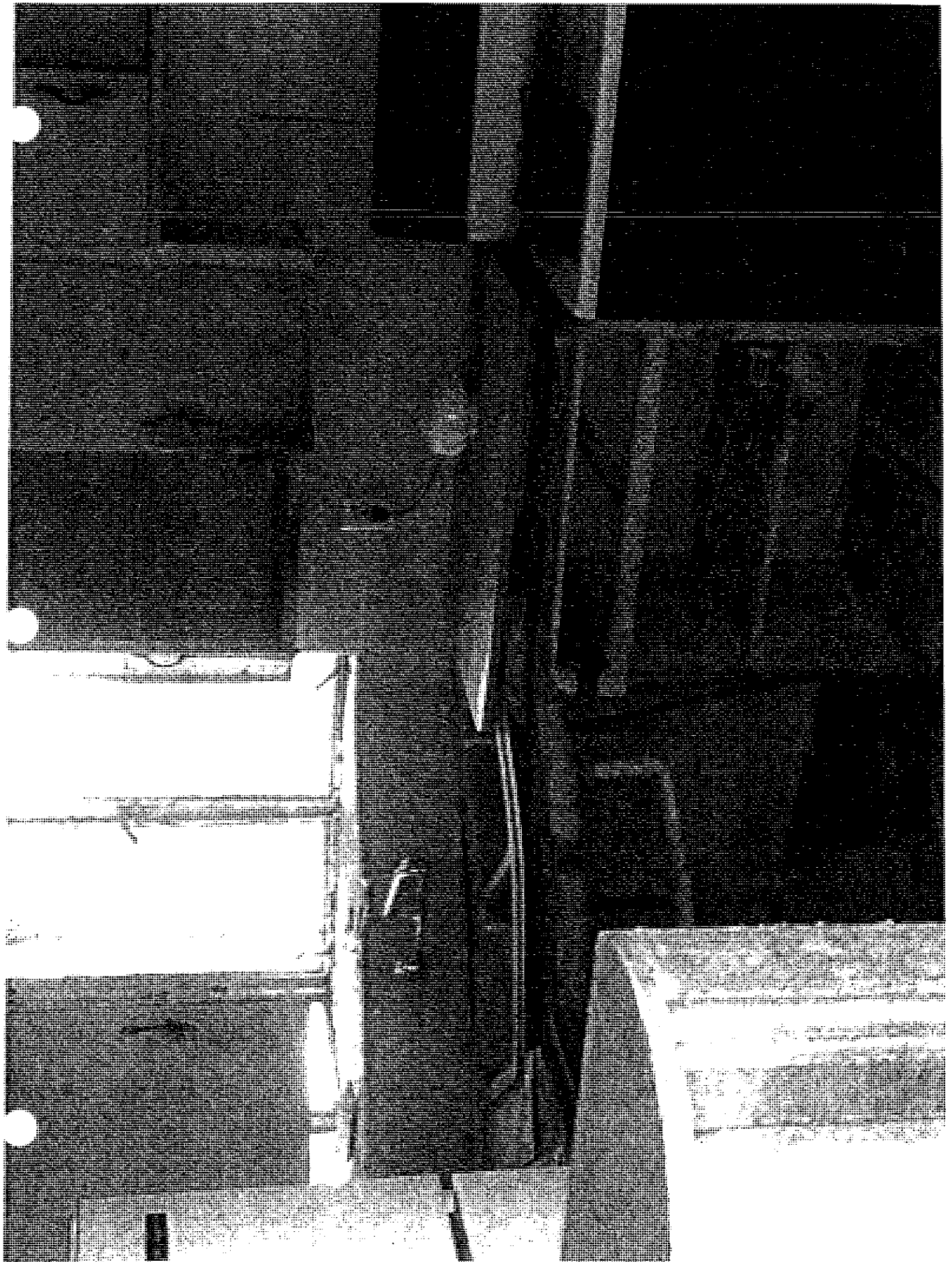
16.24.2013 11:04

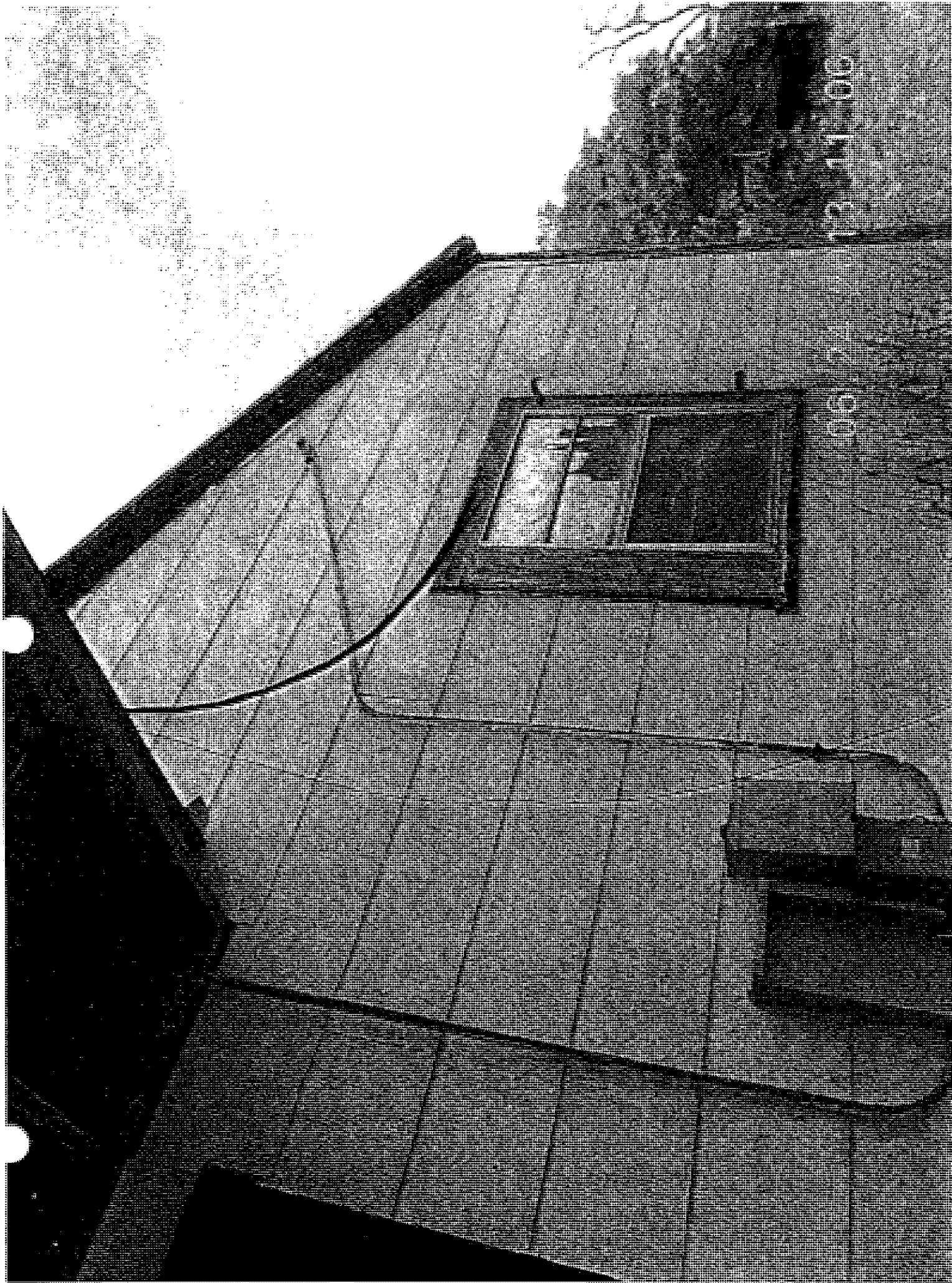




06.24.2013 11:03







13-111-06

06-24

PUBLIC HEARING #3



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 422 S. 18TH.		INSPECTOR DANIEL RAMIREZ
LEGAL DESCRIPTION TERRACE VILLAGE	BLOCK 5	LOT 30
OWNER NAME MARILLA LOUSE JOHNSON	OWNER'S ADDRESS P.O. BOX 2254	CITY/STATE/ZIP KINGSVILLE, TEXAS 78363-8322

PROPERTY CONDITION REPORT

PICTURES TAKEN:	Y OR N	ACCEPTABLE			REASON CODE	COMMENT CODES
	Y	YES	NO	N/A		
Building						
Condition			X		AB,	1,2
Yard						
Condition			X		H,AB,OV	1
Utilities						
Electric			X		H,OU	
Gas			X		MI	
Water			X		MI	
Roof						
Covering			X		AB,C,MI	5
Structure			X			
Walls						
Exterior			X		H,AB,OU	4
Interior			X		H,AB,OU	
Ceilings					H,AB,OU	
Windows/Doors						
Secured			X		AB,H,	2, 3
Condition			X		AB,H,	
Foundation						
Exterior				x		4
Interior			x			
Plumbing			X		AB,MI,H	
Electrical			X		AB,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, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF

SIGNATURE:

Daniel H. Ramirez

DATE:

6/24/13

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

CONDEMNATION CHECKLIST

Property Address:

422 S 18th

Phone: _____

Property Owner:

Marilla Louise Johnston

Phone: _____

Owner's Address:

P.O. Box 2254
Kempville, TX 78343

Fax: _____

BEGINNING DATE	ENDING DATE
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12
<input type="checkbox"/> 4-25-13	<input type="checkbox"/> 4-25-13
<input type="checkbox"/> 6-17-13	<input type="checkbox"/> 6-17-13
<input type="checkbox"/> 6-17-13	<input type="checkbox"/> 6-17-13
<input type="checkbox"/> 6-18-13	<input type="checkbox"/> 6-18-13

ACTION

1. Identify structure unfit for human habitation.
2. Inspect Property. (Building Official)
 - ☐ a. Prepare inspection report.
 - ☐ b. Photograph property.
3. Determine ownership from county assessment & tax collection record.
4. Obtain legal description.
5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
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.
7. If response is not received or is not adequate, proceed as follows:
8. 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) Post affidavit in newspaper twice a week for one week
9. Post sign on property advising date the City Council will consider condemnation of structure.

<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>
<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>

<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>
---	----------------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

<input type="checkbox"/> _____	_____
--------------------------------	-------

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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



22. 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.

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

* PROPERTY DESCRIPTION ACCT # 1-748-005-30000-192 *
* TERRACE VILLAGE, BLOCK 5, LOT 30 *
* *
* TOWN - LOCATION- 422 S 18TH ST *
* ACRES - .179 *
* LAND MKT VALUE 6240 IMPR/PERS MKT VALUE 10360 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 16600 *
* LIMITED TXBL. VALUE *
* EXEMPTIONS GRANTED: NONE *

JOHNSON MARILLA LOUISE
PO BOX 2254
KINGSVILLE TX 78363-8322

TAXES 2012	LEVY	P & I	ATTY FEES	AMT DUE
	.00	.00	.00	.00
	.00	.00	.00	.00
ACCT # 1-748-005-30000-192				=====
TOTAL DUE 06/2013				.00
TOTAL DUE 07/2013				.00
TOTAL DUE 08/2013				.00
TOTAL DUE 09/2013				.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: 137 123.64
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 139.81
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 248.02
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 10.27
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 521.74

CITY OF KINGSVILLE



P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JUNE 26, 2012

MARILLA LOUISE JOHNSON
P O BOX 2254
KINGSVILLE TX 78363- 8322

Re: TERRACE VILLAGE, BLOCK 5, LOT 30

422 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **422 S 18TH** 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-I-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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (**JULY 29, 2012**) FROM RECEIPT THIS LETTER.

WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (**JULY 9, 2012**) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (**JULY 29, 2012**) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,

A handwritten signature in black ink, appearing to read 'Abel Carrillo', written in a cursive style.

Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



April 25, 2013

MARILLA LOUISE JOHNSON
P.O. BOX 2254
KINGSVILLE, TX 78363

Re: TERRACE VILLAGE, BLOCK 5, LOT 30 422 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **422 S 18TH** 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.

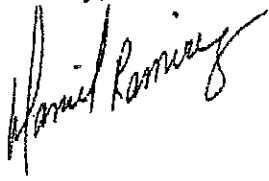
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez", written in a cursive style.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 1018

June 17, 2013

MARILLA LOUISE JOHNSTON
P.O. BOX 2254
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 422 S 18TH**

Dear Sir or Madam:


On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **422 S 18TH** 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, JULY 22, 2013 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 JULY 22, 2013.

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

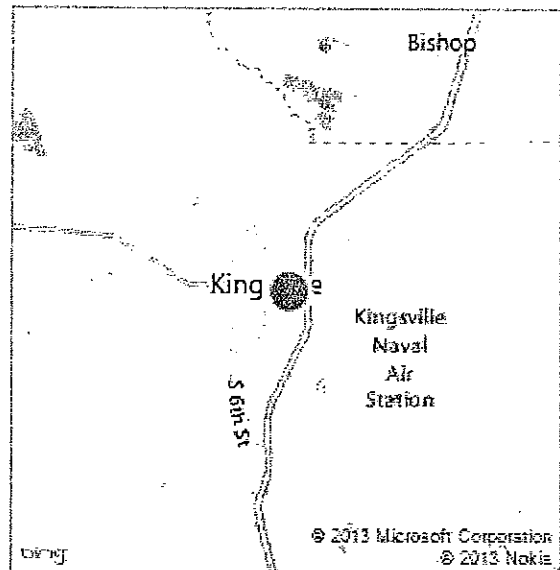
bing Maps

422 S 18th St, Kingsville, TX 78363

My Notes



On the go? Use m.bing.com to find maps, directions, businesses, and more

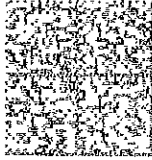


CERTIFIED MAIL

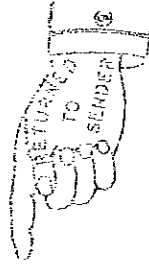


7011 0110 0000 4433 0775

TXAS 78364



UNITED STATES POSTAGE
02 1M \$05.75
0004247745 JUL 26 2013
MAILED FROM ZIP CODE 78363



LN

6-29-12

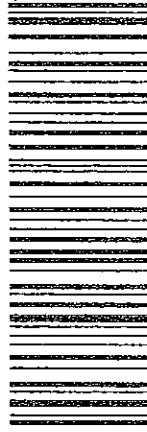
UNCLAIMED

~~Marilla Louise Johnson
P.O. Box 2254
Kingsville, TX 78363~~

78363636322

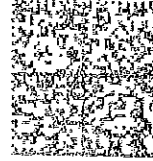


CERTIFIED MAIL



7011 1570 0003 3833 0936

TXAS 78364



UNITED STATES POSTAGE
02 1M \$05.11
0004247745 APR 26 2013
MAILED FROM ZIP CODE 78363

050913

Marilla Louise Johnson
P.O. Box 2254

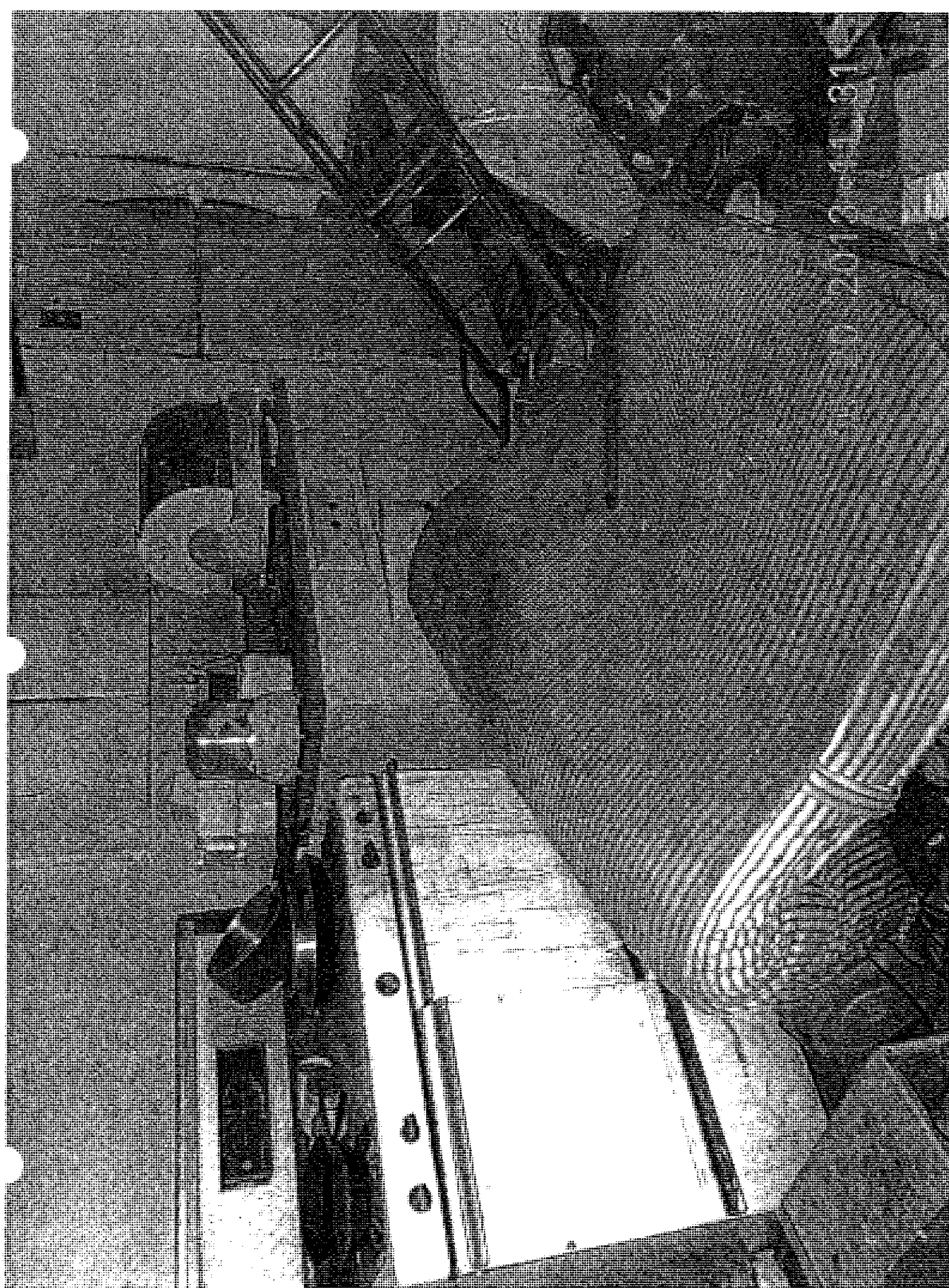
Ki

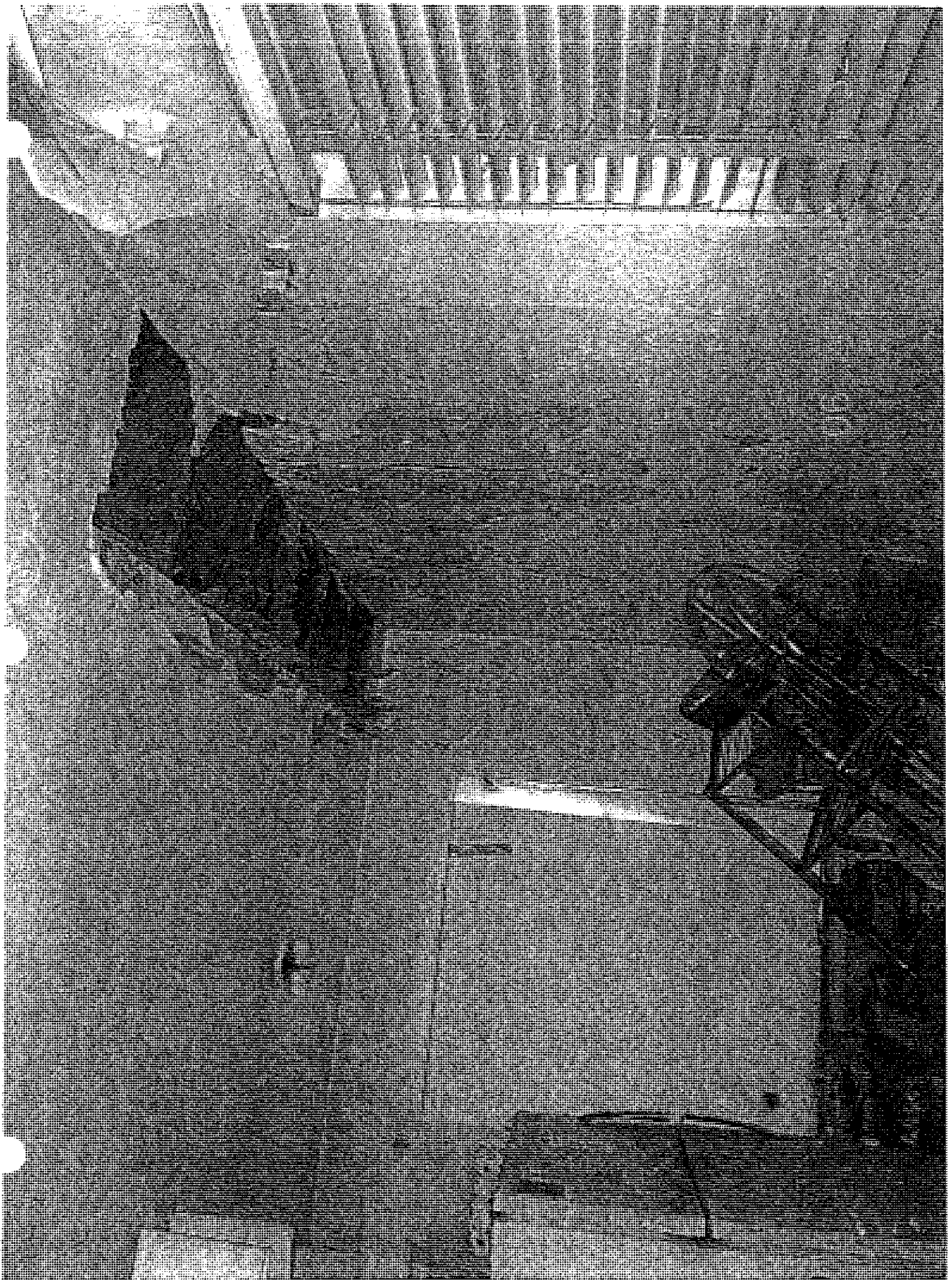
NTXIF 783 FC 1 DT 05/06/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

*2093-04058-06-02

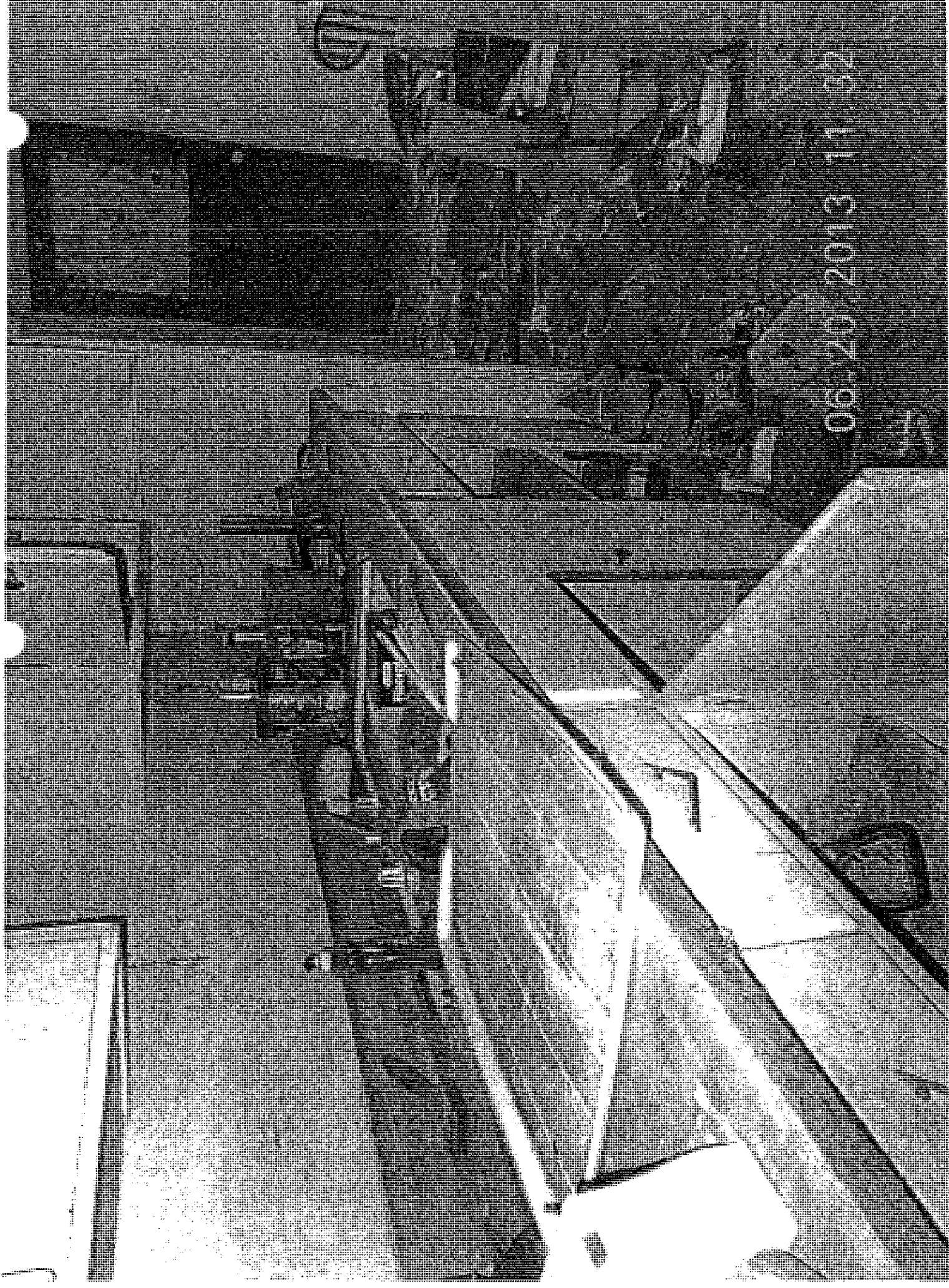




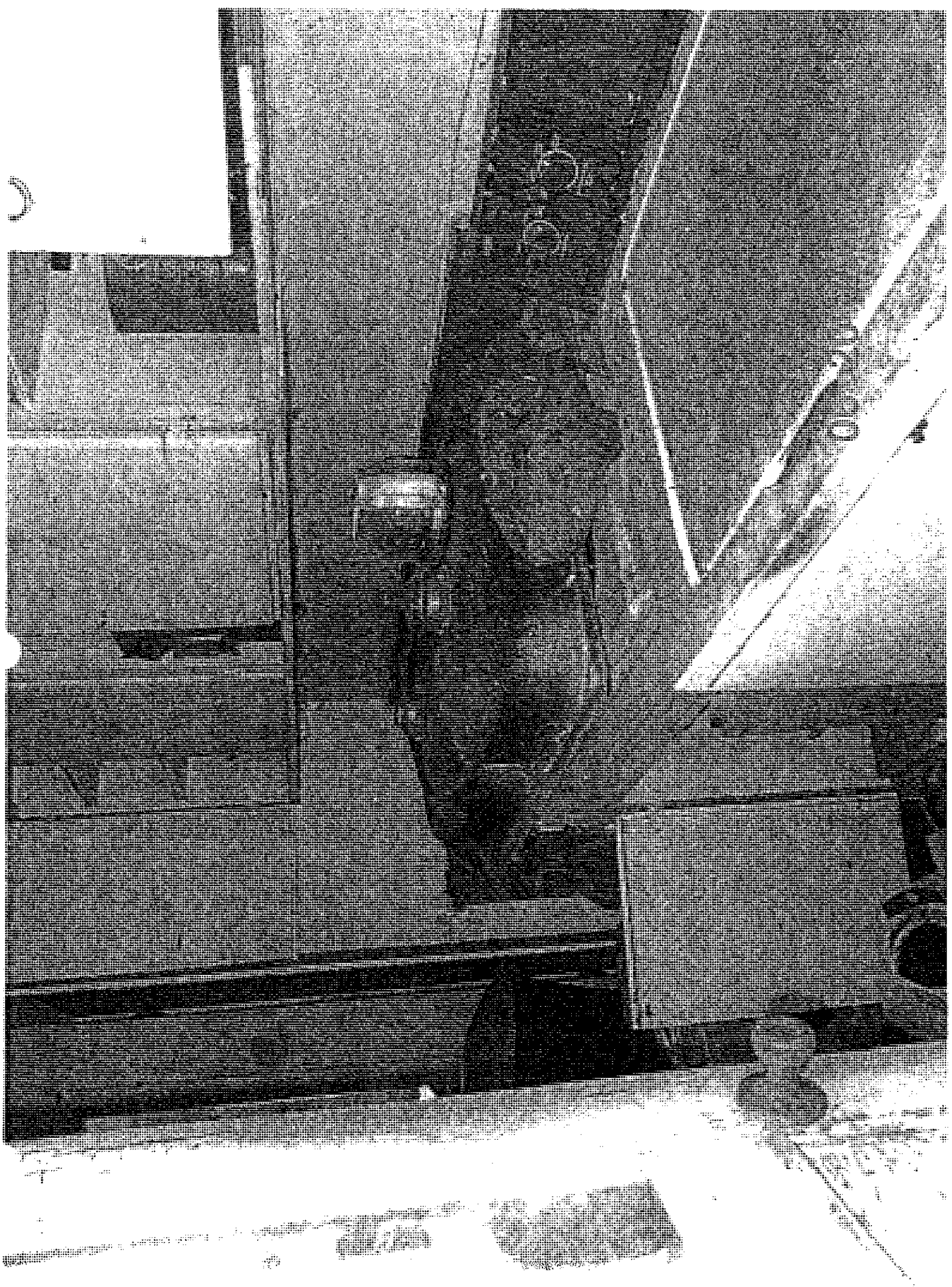


06.20.2013 11:33





06-20-2013 11:32



[illegible]

180

181

182

183

184

185

186

187

188

189

190

191

192

193

194

195

196

197

198

199

200

201

202

203

204

205

206

207

208

209

210

211

212

213

214

215

216

217

218

219

220

221

222

223

224

225

226

227

228

229

230

231

232

233

234

235

236

237

238

239

240

241

242

243

244

245

246

247

248

249

250

251

252

253

254

255

256

257

258

259

260

261

262

263

264

265

266

267

268

269

270

271

272

273

274

275

276

277

278

279

280

281

282

283

284

285

286

287

288

289

290

291

292

293

294

295

296

297

298

299

300

301

302

303

304

305

306

307

308

309

310

311

312

313

314

315

316

317

318

319

320

321

322

323

324

325

326

327

328

329

330

331

332

333

334

335

336

337

338

339

340

341

342

343

344

345

346

347

348

349

350

351

352

353

354

355

356

357

358

359

360

361

362

363

364

365

366

367

368

369

370

371

372

373

374

375

376

377

378

379

380

381

382

383

384

385

386

387

388

389

390

391

392

393

394

395

396

397

398

399

400

401

402

403

404

405

406

407

408

409

410

411

412

413

414

415

416

417

418

419

420

421

422

423

424

425

426

427

428

429

430

431

432

433

434

435

436

437

438

439

440

441

442

443

444

445

446

447

448

449

450

451

452

453

454

455

456

457

458

459

460

461

462

463

464

465

466

467

468

469

470

471

472

473

474

475

476

477

478

479

480

481

482

483

484

485

486

487

488

489

490

491

492

493

494

495

496

497

498

499

500

501

502

503

504

505

506

507

508

509

510

511

512

513

514

515

516

517

518

519

520

521

522

523

524

525

526

527

528

529

530

531

532

533

534

535

536

537

538

539

540

541

542

543

544

545

546

547

548

549

550

551

552

553

554

555

556

557

558

559

560

561

562

563

564

565

566

567

568

569

570

571

572

573

574

575

576

577

578

579

580

581

582

583

584

585

586

587

588

589

590

591

592

593

594

595

596

597

598

599

600

601

602

603

604

605

606

607

608

609

610

611

612

613

614

615

616

617

618

619

620

621

622

623

624

625

626

627

628

629

630

631

632

633

634

635

636

637

638

639

640

641

642

643

644

645

646

647

648

649

650

651

652

653

654

655

656

657

658

659

660

661

662

663

664

665

666

667

668

669

670

671

672

673

674

675

676

677

678

679

680

681

682

683

684

685

686

687

688

689

690

691

<

Richard W. Kane

1. **Introduction**
 2. **Background**
 3. **Methodology**
 4. **Results**
 5. **Discussion**
 6. **Conclusion**
 7. **References**
 8. **Appendix**
 9. **Index**
 10. **Table of Contents**
 11. **Abstract**
 12. **Summary**
 13. **Key Words**
 14. **Keywords**
 15. **Subject Headings**
 16. **MeSH**
 17. **Indexing**
 18. **Classification**
 19. **Numbering**
 20. **Ordering**
 21. **Labeling**
 22. **Marking**
 23. **Notation**
 24. **Symbolism**
 25. **Abbreviations**
 26. **Acronyms**
 27. **Initials**
 28. **Figures**
 29. **Tables**
 30. **Equations**
 31. **Formulas**
 32. **Diagrams**
 33. **Charts**
 34. **Graphs**
 35. **Plots**
 36. **Maps**
 37. **Photographs**
 38. **Illustrations**
 39. **Drawings**
 40. **Sketches**
 41. **Diagrams**
 42. **Charts**
 43. **Graphs**
 44. **Plots**
 45. **Maps**
 46. **Photographs**
 47. **Illustrations**
 48. **Drawings**
 49. **Sketches**
 50. **Diagrams**
 51. **Charts**
 52. **Graphs**
 53. **Plots**
 54. **Maps**
 55. **Photographs**
 56. **Illustrations**
 57. **Drawings**
 58. **Sketches**
 59. **Diagrams**
 60. **Charts**
 61. **Graphs**
 62. **Plots**
 63. **Maps**
 64. **Photographs**
 65. **Illustrations**
 66. **Drawings**
 67. **Sketches**
 68. **Diagrams**
 69. **Charts**
 70. **Graphs**
 71. **Plots**
 72. **Maps**
 73. **Photographs**
 74. **Illustrations**
 75. **Drawings**
 76. **Sketches**
 77. **Diagrams**
 78. **Charts**
 79. **Graphs**
 80. **Plots**
 81. **Maps**
 82. **Photographs**
 83. **Illustrations**
 84. **Drawings**
 85. **Sketches**
 86. **Diagrams**
 87. **Charts**
 88. **Graphs**
 89. **Plots**
 90. **Maps**
 91. **Photographs**
 92. **Illustrations**
 93. **Drawings**
 94. **Sketches**
 95. **Diagrams**
 96. **Charts**
 97. **Graphs**
 98. **Plots**
 99. **Maps**
 100. **Photographs**
 101. **Illustrations**
 102. **Drawings**
 103. **Sketches**
 104. **Diagrams**
 105. **Charts**
 106. **Graphs**
 107. **Plots**
 108. **Maps**
 109. **Photographs**
 110. **Illustrations**
 111. **Drawings**
 112. **Sketches**
 113. **Diagrams**
 114. **Charts**
 115. **Graphs**
 116. **Plots**
 117. **Maps**
 118. **Photographs**
 119. **Illustrations**
 120. **Drawings**
 121. **Sketches**
 122. **Diagrams**
 123. **Charts**
 124. **Graphs**
 125. **Plots**
 126. **Maps**
 127. **Photographs**
 128. **Illustrations**
 129. **Drawings**
 130. **Sketches**
 131. **Diagrams**
 132. **Charts**
 133. **Graphs**
 134. **Plots**
 135. **Maps**
 136. **Photographs**
 137. **Illustrations**
 138. **Drawings**
 139. **Sketches**
 140. **Diagrams**
 141. **Charts**
 142. **Graphs**
 143. **Plots**
 144. **Maps**
 145. **Photographs**
 146. **Illustrations**
 147. **Drawings**
 148. **Sketches**
 149. **Diagrams**
 150. **Charts**
 151. **Graphs**
 152. **Plots**
 153. **Maps**
 154. **Photographs**
 155. **Illustrations**
 156. **Drawings**
 157. **Sketches**
 158. **Diagrams**
 159. **Charts**
 160. **Graphs**
 161. **Plots**
 162. **Maps**
 163. **Photographs**
 164. **Illustrations**
 165. **Drawings**
 166. **Sketches**
 167. **Diagrams**
 168. **Charts**
 169. **Graphs**
 170. **Plots**
 171. **Maps**
 172. **Photographs**
 173. **Illustrations**
 174. **Drawings**
 175. **Sketches**
 176. **Diagrams**
 177. **Charts**
 178. **Graphs**
 179. **Plots**
 180. **Maps**
 181. **Photographs**
 182. **Illustrations**
 183. **Drawings**
 184. **Sketches**
 185. **Diagrams**
 186. **Charts**
 187. **Graphs**
 188. **Plots**
 189. **Maps**
 190. **Photographs**
 191. **Illustrations**
 192. **Drawings**
 193. **Sketches**
 194. **Diagrams**
 195. **Charts**
 196. **Graphs**
 197. **Plots**
 198. **Maps**
 199. **Photographs**
 200. **Illustrations**
 201. **Drawings**
 202. **Sketches**
 203. **Diagrams**
 204. **Charts**
 205. **Graphs**
 206. **Plots**
 207. **Maps**
 208. **Photographs**
 209. **Illustrations**
 210. **Drawings**
 211. **Sketches**
 212. **Diagrams**
 213. **Charts**
 214. **Graphs**
 215. **Plots**
 216. **Maps**
 217. **Photographs**
 218. **Illustrations**
 219. **Drawings**
 220. **Sketches**
 221. **Diagrams**
 222. **Charts**
 223. **Graphs**
 224. **Plots**
 225. **Maps**
 226. **Photographs**
 227. **Illustrations**
 228. **Drawings**
 229. **Sketches**
 230. **Diagrams**
 231. **Charts**
 232. **Graphs**
 233. **Plots**
 234. **Maps**
 235. **Photographs**
 236. **Illustrations**
 237. **Drawings**
 238. **Sketches**
 239. **Diagrams**
 240. **Charts**
 241. **Graphs**
 242. **Plots**
 243. **Maps**
 244. **Photographs**
 245. **Illustrations**
 246. **Drawings**
 247. **Sketches**
 248. **Diagrams**
 249. **Charts**
 250. **Graphs**
 251.

PUBLIC HEARING #4



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 1702 E. FORDYCE		INSPECTOR DANIEL RAMIREZ	
LEGAL DESCRIPTION TOWN & COUNTRY	BLOCK 4	LOT 16	
OWNER NAME MARILLA LOUISE JOHNSON	OWNER'S ADDRESS P.O. BOX 2254	CITY/STATE/ZIP KINGSVILLE, TEXAS 78363-8322	

PROPERTY CONDITION REPORT

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

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, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF

SIGNATURE:

Daniel H. Ramirez

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

DATE:

6-27-13

CONDEMNATION CHECKLIST

Property Address: 1702 E Fordyce Phone: _____
 Property Owner: Marilla Louise Johnston Phone: _____
 Owner's Address: P.O. Box 2254 Fax: _____
Kingsville TX 78363

BEGINNING DATE	ENDING DATE	ACTION
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report.
		<input type="checkbox"/> b. Photograph property.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	4. Obtain legal description.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	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.
<input type="checkbox"/> <u>4-25-13</u>	<u>4-25-13</u>	7. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	8. 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.
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>	1) Post affidavit in newspaper twice a week for one week
		9. Post sign on property advising date the City Council will consider condemnation of structure.

☐ 6-18-13

☐ 6-18-13

6-18-13

6-18-13

☐ 6-18-13

6-18-13

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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



22. 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.

2012 PRELIMINARY ROLL

CKI - CITY OF KINGSVILLE

Geo ID Order

06/07/2012 08:29AM

Prop ID	Owner	% Legal	Description	Effective Acres	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
14555	30953	100.00	R Geo: 177200412000192 TOWN & COUNTRY, BLOCK 4, LOT 12	0.000000	48,760	0	48,760	0.842200	410.66
GARZA JESUS A 1627 E HUISACHE AVE KINGSVILLE, TX 78363-6069									
State Codes: A				Acres: 0.0000	Map ID:	Imp HS: 42,820	Market: 48,760		
Situs: 1627 E HUISACHE				Mtg Cd:	DBA:	Imp NHS: 0	Prod Loss: 0		
						Land HS: 5,940	Appraised: 48,760		
						Land NHS: 0	Cap: 0		
						Prod Use: 0	Assessed: 48,760		
						Prod Mkt: 0	Exemptions: HS		
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			48,760	0	48,760	0.842200	410.66	
22937	19019	100.00	R Geo: 177200413000192 TOWN & COUNTRY, BLOCK 4, LOT 13	0.000000	69,140	0	69,140	0.842200	582.30
ZAVALA JOSE LUIS 5100 ALLENDALE RD APT 304 HOUSTON, TX 77017-6016									
State Codes: A				Acres: 0.0000	Map ID:	Imp HS: 60,720	Market: 66,660		
Situs: 1714 E FORDYCE				Mtg Cd:	DBA:	Imp NHS: 0	Prod Loss: 0		
						Land HS: 5,940	Appraised: 66,660		
						Land NHS: 0	Cap: 0		
						Prod Use: 0	Assessed: 66,660		
						Prod Mkt: 0	Exemptions: HS		
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			69,140	0	69,140	0.842200	582.30	
15345	14163	100.00	R Geo: 177200414000192 TOWN & COUNTRY, BLOCK 4, LOT 14	0.000000	66,660	0	66,660	0.842200	561.41
BARRERA CINDIE 1710 E FORDYCE AVE KINGSVILLE, TX 78363-6078									
State Codes: A				Acres: 0.0000	Map ID:	Imp HS: 60,720	Market: 66,660		
Situs: 1710 E FORDYCE				Mtg Cd:	DBA:	Imp NHS: 0	Prod Loss: 0		
						Land HS: 5,940	Appraised: 66,660		
						Land NHS: 0	Cap: 0		
						Prod Use: 0	Assessed: 66,660		
						Prod Mkt: 0	Exemptions: HS		
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			66,660	0	66,660	0.842200	561.41	
23684	44863	100.00	R Geo: 177200415000192 TOWN & COUNTRY, BLOCK 4, LOT 15	0.000000	74,100	8,400	65,700	0.842200	553.33
SCHROEDER FRANCES REOPELLE ETVIR DENNIS LLOYD 1706 E FORDYCE AVE KINGSVILLE, TX 78363-6078									
State Codes: A				Acres: 0.0000	Map ID:	Imp HS: 68,160	Market: 74,100		
Situs: 1706 E FORDYCE				Mtg Cd:	DBA:	Imp NHS: 0	Prod Loss: 0		
						Land HS: 5,940	Appraised: 74,100		
						Land NHS: 0	Cap: 0		
						Prod Use: 0	Assessed: 74,100		
						Prod Mkt: 0	Exemptions: HS,OV65		
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			74,100	8,400	65,700	0.842200	553.33	
16127	28258	100.00	R Geo: 177200416000192 TOWN & COUNTRY, BLOCK 4, LOT 16	0.000000	27,920	0	27,920	0.842200	235.14
JOHNSON MARILLA LOUISE PO BOX 2254 KINGSVILLE, TX 78363-8322									
State Codes: A				Acres: 0.0000	Map ID:	Imp HS: 50,150	Market: 56,510		
Situs: 1702 E FORDYCE				Mtg Cd:	DBA:	Imp NHS: 21,230	Prod Loss: 0		
						Land HS: 0	Appraised: 27,920		
						Land NHS: 6,690	Cap: 0		
						Prod Use: 0	Assessed: 27,920		
						Prod Mkt: 0	Exemptions:		
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			27,920	0	27,920	0.842200	235.14	
24459	44459	100.00	R Geo: 177200417000192 TOWN & COUNTRY, BLOCK 4, LOT 17	0.000000	56,510	0	56,510	0.842200	475.93
OLGUIN JR ALONZO 1505 E CORRAL AVE APT 1114 KINGSVILLE, TX 78363-4129									
State Codes: A				Acres: 0.0000	Map ID:	Imp HS: 58,050	Market: 64,420		
Situs: 1614 E FORDYCE				Mtg Cd:	DBA:	Imp NHS: 0	Prod Loss: 0		
						Land HS: 6,370	Appraised: 64,420		
						Land NHS: 0	Cap: 0		
						Prod Use: 0	Assessed: 64,420		
						Prod Mkt: 0	Exemptions: HS		
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			56,510	0	56,510	0.842200	475.93	
16883	57106	100.00	R Geo: 177200418000192 TOWN & COUNTRY, BLOCK 4, LOT 18	0.000000	64,420	0	64,420	0.842200	542.55
FOOR LEE A 1610 E FORDYCE KINGSVILLE, TX 78363-6076									
State Codes: A				Acres: 0.0000	Map ID:	Imp HS: 58,050	Market: 64,420		
Situs: 1610 E FORDYCE TX				Mtg Cd:	DBA:	Imp NHS: 0	Prod Loss: 0		
						Land HS: 6,370	Appraised: 64,420		
						Land NHS: 0	Cap: 0		
						Prod Use: 0	Assessed: 64,420		
						Prod Mkt: 0	Exemptions: HS		
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			64,420	0	64,420	0.842200	542.55	

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

* PROPERTY DESCRIPTION ACCT # 1-772-004-16000-192 *
* TOWN & COUNTRY, BLOCK 4, LOT 16 *
* *
* TOWN - LOCATION- 1702 E FORDYCE *
* ACRES - *
* LAND MKT VALUE 6690 IMPR/PERS MKT VALUE 21230 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 27920 *
* LIMITED TXBL. VALUE *
* EXEMPTIONS GRANTED: NONE *****
* JOHNSON MARILLA LOUISE *
* PO BOX 2254 *
* KINGSVILLE TX 78363-8322 *

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2012	.00	.00	.00	.00
	-----	-----	-----	-----
	.00	.00	.00	.00
				=====
				.00
ACCT # 1-772-004-16000-192			TOTAL DUE 06/2013	.00
			TOTAL DUE 07/2013	.00
			TOTAL DUE 08/2013	.00
			TOTAL DUE 09/2013	.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: 137 207.95
* TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 235.14
* TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 417.15
* TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 17.28
* TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 877.52

DATE 04/25/2013

STATEMENT OF ALL TAXES DUE

SD

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

* PROPERTY DESCRIPTION ACCT # 1-772-004-16000-192 *
* TOWN & COUNTRY, BLOCK 4, LOT 16 *
* *
* TOWN - LOCATION- 1702 E FORDYCE *
* ACRES - *
* LAND MKT VALUE 6690 IMPR/PERS MKT VALUE 21230 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 27920 *
* LIMITED TXBL. VALUE *
* EXEMPTIONS GRANTED: NONE *
* JOHNSON MARILLA LOUISE *
* PO BOX 2254 *
* KINGSVILLE TX 78363-8322 *

	LEVY	P. & I.	ATTY FEES	AMT DUE
TAXES 2012	.00	.00	.00	.00
	.00	.00	.00	.00
				=====
				.00
ACCT # 1-772-004-16000-192				.00
				.00
				.00
				.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: 137 207.95
* TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 235.14
* TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 417.15
* TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 17.28
* TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 877.52

CITY OF KINGSVILLE



P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JUNE 26, 2012

MARILLA LOUISE JOHNSTON
P O BOX 2254
KINGSVILLE TX 78363- 8322

Re ;TOWN AND COUNTRY ADD., BLOCK 4, LOT 16 1702 E FORDYCE

Dear Sir or Madam:

It has been determined that the structure at **1702 E FORDYCE** 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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (**JULY 29, 2012**) FROM RECEIPT THIS LETTER.

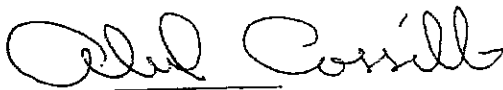
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (**JULY 9, 2012**) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (**JULY 29, 2012**) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,



Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



April 25, 2013

MARILLA LOUISE JOHNSON
P.O. BOX 2254
KINGSVILL, TX 78363

Re: TOWN & COUNTRY, BLOCK 4 LOT 16

1702 E FORDYCE

Dear Sir or Madam:

It has been determined that the structure at **1702 E FORDYCE** 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.

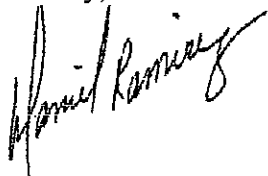
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez". The signature is written in a cursive, flowing style with a long horizontal stroke at the end.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 1001

June 17, 2013

MARILLA LOUISE JOHNSTON
P.O. BOX 2254
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1702 E FORDYCE**

Dear Sir or Madam:

On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **1702 E FORDYCE** 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, JULY 22, 2013 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 JULY 22, 2013.

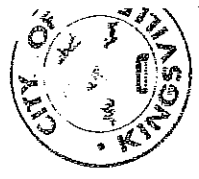
The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

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.

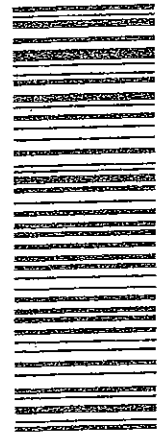
Sincerely,

Daniel Ramirez
Building Official

102



CERTIFIED MAIL



78364

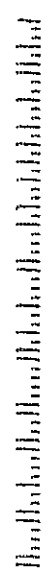
7011 0110 0000 4433 0546

102
102913

Marilla Louise Johnson

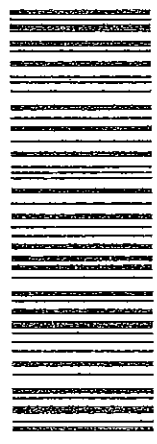
*Marilla Louise Johnson
P.O. Box 2254
Kingsville, TX 78364*

7836400000



102

CERTIFIED MAIL



E. TEXAS 78364

7011 1570 0003 3833 0875



*Marilla Louise Johnson
P.O. Box 2254*

051013

*Marilla Louise Johnson
P.O. Box 2254
Kingsville, TX 78364*

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

*2093-04060-06-02

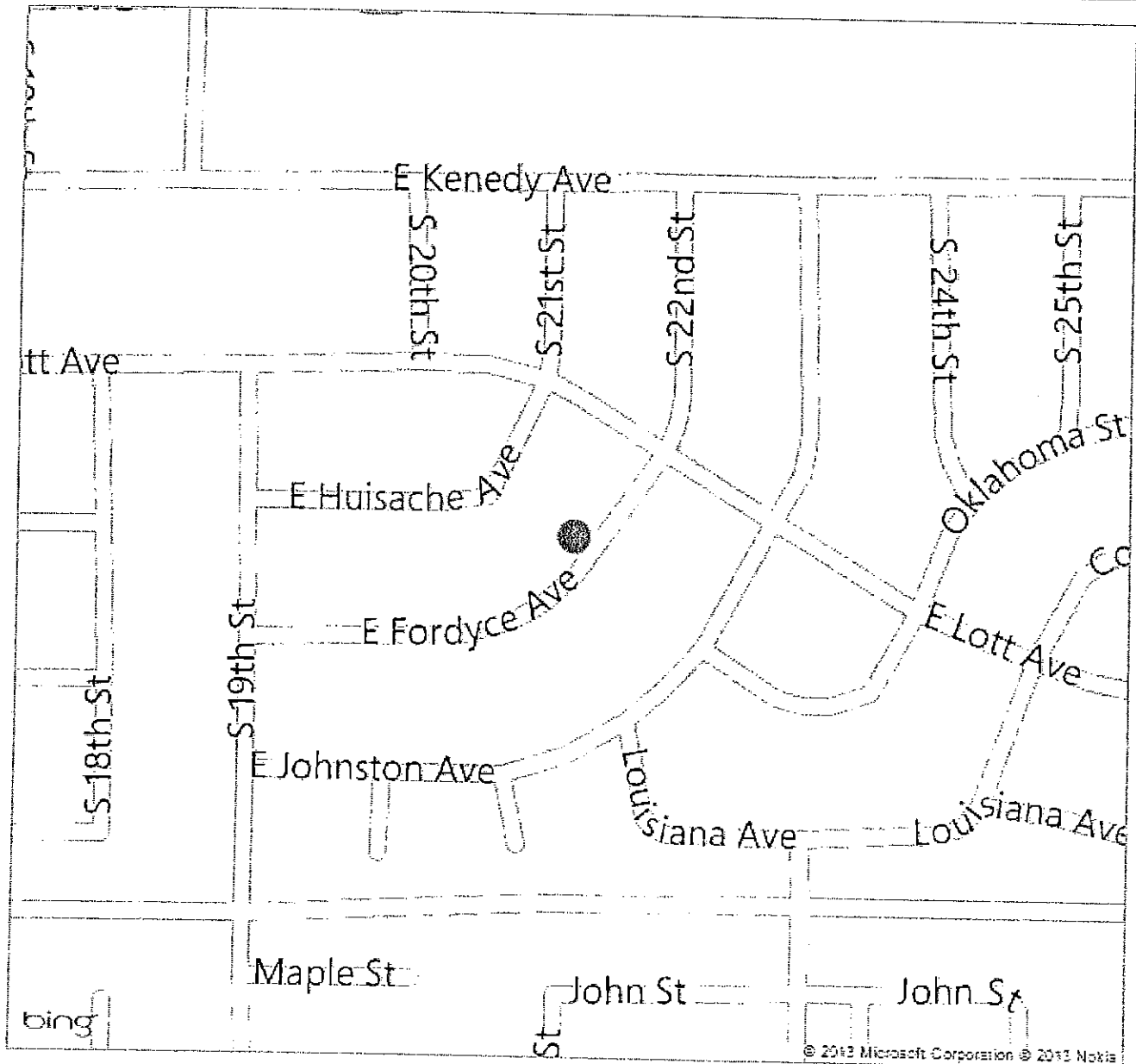
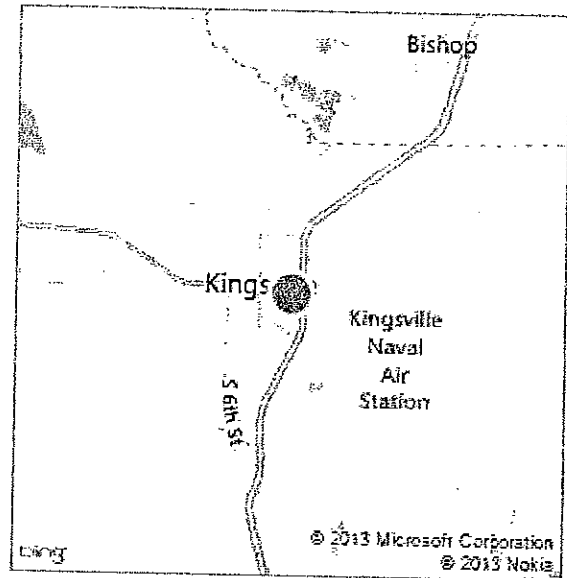
bing Maps

1702 E Fordyce Ave, Kingsville, TX 78363

My Notes

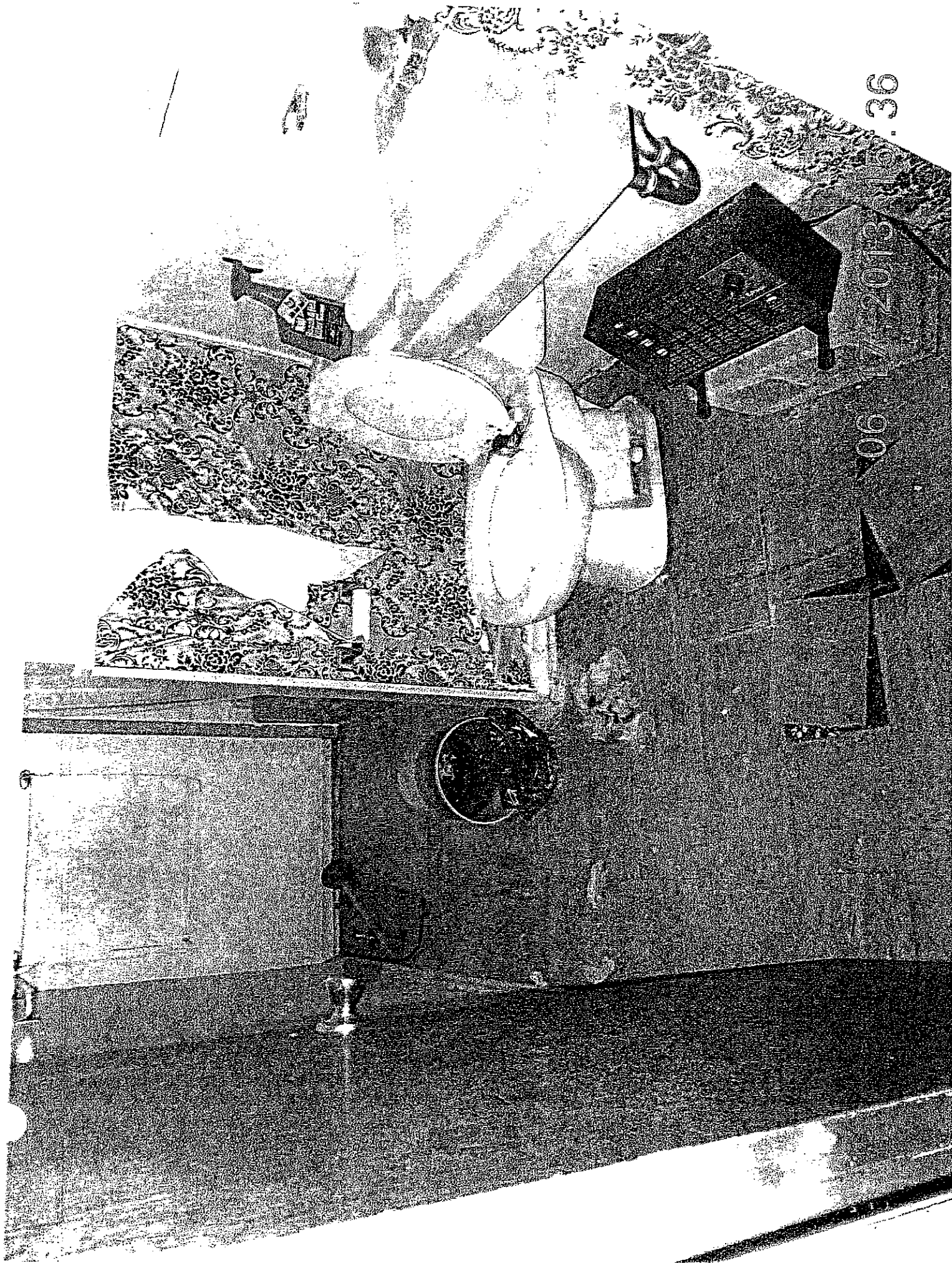


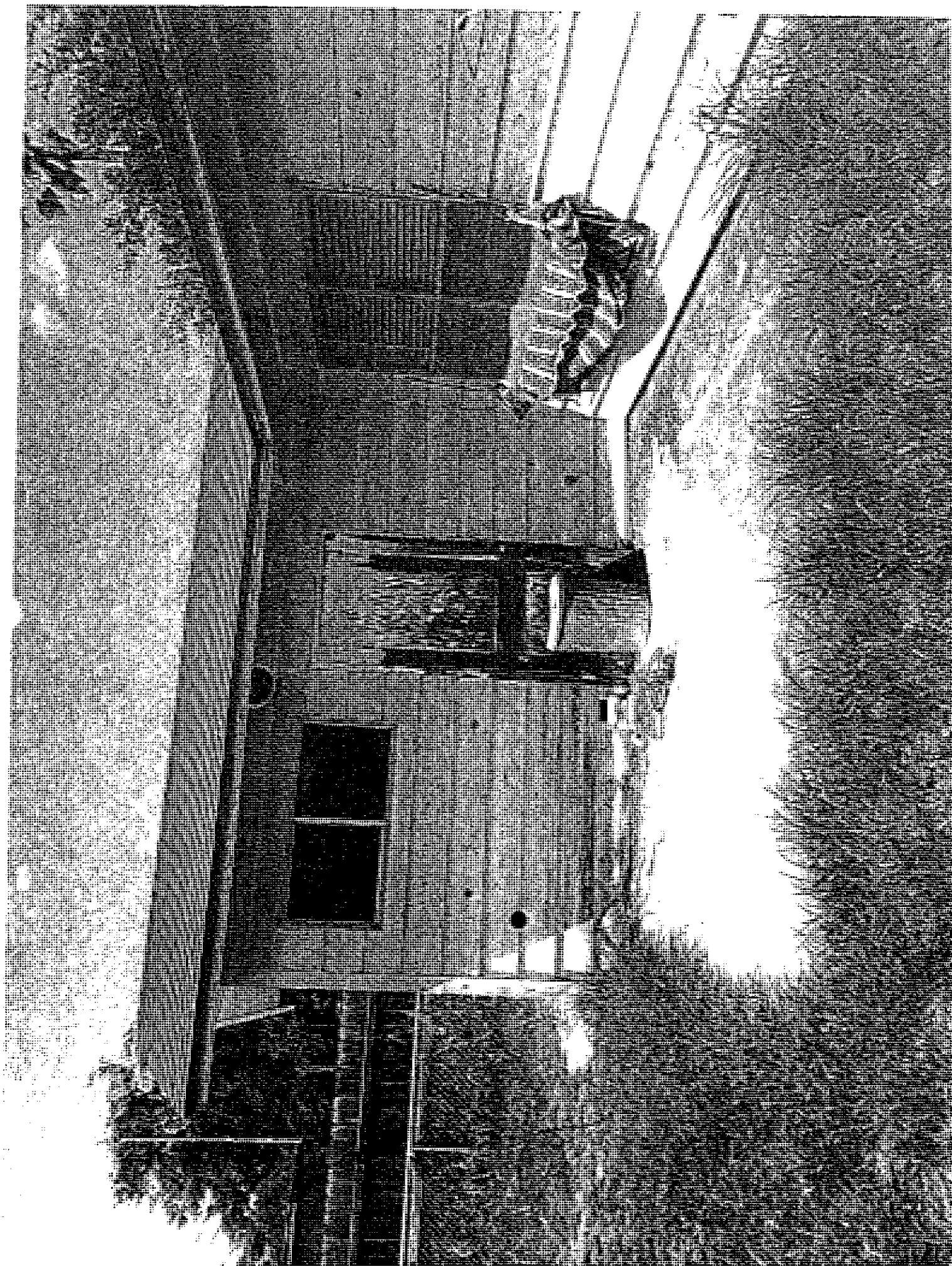
On the go? Use m.bing.com to find maps, directions, businesses, and more



1702 of Folder

06/17/2013 15:35





CITY OF KINGSVILLE, TEXAS

NOTICE

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

OF JULY 22, 2013 ON

1702 E Fordyce

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) 595-6619

DATE 6-18-13 BY Shirley 06-21-2013 16:33

CONSENT AGENDA

AGENDA ITEM #1



Planning & Development Services Department

TO: Mayor and City Commission

THROUGH: Vincent Capell, City Manager

FROM: Robert G. Isassi, P.E., Director of Planning & Development Services

SUBJECT: **Special Use Permit Request**

DATE: June 27, 2013

This is a request from a local business owner to approve a Special Use Permit to allow for the operation of a sports bar/club business at the northeast corner of the Wild Horse Mall. The site is currently unoccupied but was previously utilized as a furniture store. Multiple commercial businesses utilize the surrounding suites with a church and school across E. Carlos Truan Blvd. and the back of a residential zone to the west. The applicant will be renting the suite wherein the proposed sports bar/club business will be used.

Per Land Use Chart in Appendix A in the City Ordinance, a Special Use Permit is required for a sports bar/club in a "C2" Retail District, which is what the land is currently zoned.

The Planning and Zoning Commission reviewed and approved the special use permit by a 4-3 vote on June 26th, 2013. In the meeting, there were some concerns on its proximity to a movie theater, church, and a charter school. Four citizens spoke to the commission and stated that were concerned about patrons leaving the parking lot inebriated and intermingling with movie patrons. They were also concerned about its proximity to a church and school. The business owner stated that the only business entrance/exit was outside of the mall so that wandering mall traffic would be separated. During the meeting, a commission member stated that the owner has a proven history of abiding to all laws and regulations and noted that the business is not a detriment to adjacent businesses.

The proposed Special Use Permit is in harmony with the general purpose, goals, objectives and standards of the adopted City's Master Plan. Its use will not be detrimental the existing adjacent uses or to uses permitted generally in the zoning district in which the proposed

conditional use is to be located. The use will not generate traffic volumes or change the types of vehicles existing or anticipated in the surrounding area.

Staff recommends that the Special Use Permit be conditionally approved based on the following conditions:

1. The only uses authorized by this Special Use Permit other than the permitted "C2" Retail District uses is as a sports bar/club.
2. This Special Use Permit is good for the duration of the business from the date of this ordinance unless:
 - a. the property is not being used for the purpose outlined in Condition 1, or
 - b. any other conditions have not been complied with, or
 - c. there is a change in ownership of the business.
3. The applicant shall obtain all required licenses for operating the business and permits for building, fire and health thereby meeting all adopted codes to operate said business, and shall cooperate with all annual fire safety, health, and sanitation inspections, in order to maintain compliance with state and city regulations for the operation of a sports bar/club.

ORDINANCE NO. 2013-_____

AMENDING THE ZONING ORDINANCE BY GRANTING A SPECIAL USE PERMIT AT 1601 S. HWY 77, SUITE P (KINGSVILLE INDUSTRIAL PARK 2, LOT 14.84 AC TRACT) FOR A SPORTS BAR/CLUB; AMENDING THE COMPREHENSIVE PLAN TO ACCOUNT FOR ANY DEVIATIONS FROM THE EXISTING COMPREHENSIVE PLAN; PROVIDING FOR PUBLICATION.

WHEREAS, the Planning Commission has forwarded to the City Commission it's reports and recommendations concerning the application of Leon Garcia, for amendment to the zoning map of the City of Kingsville;

WHEREAS, with proper notice to the public, public hearings were held on Wednesday, June 26, 2013, during a meeting of the Planning Commission, and on Monday, July 8, 2013, during a meeting of the City Commission, in the Commission Chambers, at City Hall, in the City of Kingsville, during which all interested persons were allowed to appear and be heard; and

WHEREAS, a majority of the Planning Commission by a 4-3 vote APPROVED the requested special use permit; and

WHEREAS, the City Commission has determined that this amendment would best serve public health, necessity, and convenience and the general welfare of the City of Kingsville and its citizens.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF KINGSVILLE, TEXAS:

SECTION 1. That the Zoning Ordinance of the City of Kingsville, Texas, is amended and a Special Use Permit is granted for a sports bar/club on the premises known as 1601 S. Hwy. 77, Suite P (the northeast corner of Wildhorse Crossing Mall), Lot 14.84 AC Tract, Kingsville Industrial Park 2, as more specifically describe on site plan attached as Exhibit A.

SECTION 2. That the Special Permit granted in Section 1 of this Ordinance is subject the following conditions:

1. ALLOWED USE: The only uses authorized by this Special Permit other than the permitted "C2" Retail District uses is as a sports bar/club.

2. TIME LIMIT: This Special Permit is good for the duration of the business from the date of this ordinance **unless** (a) the property is not being used for the purpose outlined in Condition 1, or (b) any other conditions have not been complied with, or (c) there is a change in ownership of the business.

4. SPECIAL CONDITION: (4.1) The applicant shall obtain all required licenses for

operating the business and permits for building, fire and health thereby meeting all adopted codes to operate said business, and shall cooperate with all annual fire safety, health, and sanitation inspections, in order to maintain compliance with state and city regulations for the operation of a sports bar/club. .

SECTION 3. That the official Zoning Map of the City of Kingsville, Texas, is amended to reflect the amendment to the Zoning Ordinance made by Section 1 of this ordinance.

SECTION 4. That the Zoning Ordinance and Zoning Map of the City of Kingsville, Texas, as amended from time to time, except as changed by this ordinance and any other ordinances adopted on this date, remain in full force and effect.

SECTION 5. That to the extent that this amendment to the Zoning Ordinance represents a deviation from the Comprehensive Plan, the Comprehensive Plan is amended to conform to the Zoning Ordinance, as amended by this ordinance.

SECTION 6. That all ordinances or parts of ordinances in conflict with this ordinance are hereby expressly repealed.

SECTION 7. That publication shall be made in the official publication of the City of Kingsville as required by the City Charter of the City of Kingsville. Codification is not required.

INTRODUCED on this the 8th day of July, 2013.

PASSED AND APPROVED on this the 22nd day of July, 2013.

THE CITY OF KINGSVILLE

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

Staff Report to the PLANNING & ZONING COMMISSION and CITY COMMISSION

by the Planning & Development Services Department, Planning Division
City of Kingsville, Texas

Request: APPROVAL OF A SPECIAL USE PERMIT TO ALLOW FOR A SPORTS BAR/CLUB AT
1601 S. HWY 77, SUITE P.

Petitioner and Agent: Leon Garcia

Date of P&Z Hearing: June 26, 2013

Comprehensive Plan Land Use: Low Density Residential
Existing Zoning Classification: C-2 Retail District
Adjacent Zoning: North & South: C-2 Retail District
East: AG Agricultural District
West: R-1 Single Family District

EXISTING INFRASTRUCTURE

Transportation: Senator Carlos Truan Blvd- Local
Hwy 77- Local

Community Facilities: Services Provided

Capital Improvements: Services Provided

Fire Station Proximity: Within two and two half miles

100 Year Flood Plain: The property is not within a floodplain

EXHIBITS PRESENTED

- Chapter 15 of the Kingsville Code of Ordinances (present at the meeting)
- City of Kingsville Master Plan (present at meeting)
- Site map
- Aerial Photo
- Mailing list of owners within 200 feet

BACKGROUND AND HISTORY

The petitioner is requesting a special use permit to allow the operation of a sports bar/club business. The suite is currently unoccupied but historically has been utilized as a furniture store. Multiple commercial businesses utilize the surrounding suites. The applicant will be renting the suite wherein the proposed sports bar/club business will be housed.

FIELD INSPECTION AND PERTINENT DATA

The site is located near the intersection of US Hwy 77 and Carlos Truan Blvd. The proposed site to be occupied by a sports bar/club totaling 3800 square feet. The applicant states he will make significant repairs to rehabilitate the existing suite, if approved.

Pertaining to the business, staff has determined the special use permit will be the best route for allowing this type of use as it prevents spot zoning or the potential creation of future incompatible uses. Little to no impact will be made on adjacent residential uses. Staff would recommend that a condition be placed on the

special use permit to ensure the expiration of the special use permit upon transfer of title, cessation of the business by the current owner/applicant.

STAFF REVIEW & RECOMMENDATION

In general, the Planning & Zoning Commission shall consider the following factors when making a recommendation on the Special Use Permit request:


1. The proposed special use permit is in harmony with the general purpose, goals, objectives and standards of the adopted city master plan;
2. The use will not be detrimental to existing adjacent uses or to uses permitted generally in the zoning district in which the proposed conditional use is to be located;
3. The use will not generate volumes and/or types of vehicular traffic that will be hazardous to or conflict with the existing or anticipated traffic in the surrounding area; and
4. The proposed use meets the height, area and design standards established in the zoning district.

Staff recommends **Conditional Approval** of this request with the following findings:

1. To avoid spot zoning for a commercial property within a residential neighborhood, this special use permit shall expire should the approved special use cease, or in the case of a change in ownership.
2. The business shall obtain all required licenses and permits for the planned construction activity and improvements, thereby meeting all adopted codes to operate said business.

And with the following findings:

1. The proposed special use permit is in harmony with the general purpose, goals, objectives and standards of the adopted city master plan;
2. The use will not be detrimental to existing adjacent uses or to uses permitted generally in the zoning district in which the proposed conditional use is to be located;
3. The use will not generate volumes and/or types of vehicular traffic that will be hazardous to or conflict with the existing or anticipated traffic in the surrounding area; and
4. The proposed use meets the height, area and design standards established in the zoning district.

Prepared by:  P.E.
Robert G. Isassi, P.E.
Director of Planning & Development Services

**CITY OF KINGSVILLE
PLANNING AND ZONING DIVISION
MASTER APPLICATION**

PROPERTY INFORMATION: (Please PRINT or TYPE)

Project Address 1601 S. Hwy 77 Suite P Nearest Intersection Senate Carlos Trvan / Hwy 77
 (Proposed) Subdivision Name N/A Lot _____ Block _____
 Legal Description: Kingsville Ind. Park 2, Lot 14.84 AC Tract, (wildhorse crossing) ACRES 14.84
 Existing Zoning Designation C2 Future Land Use Plan Designation C2

OWNER/APPLICANT INFORMATION: (Please PRINT or TYPE)

Applicant/Authorized Agent Leon Garcia Phone 361-774-1612 FAX _____
 Email Address (for project correspondence only): 037leo@gmail.com
 Mailing Address 1533 Lewis City Kingsville State TX Zip 78363
 Property Owner Durrill Properties LTD Phone 361-884-8857 FAX _____
 Email Address (for project correspondence only): Becky G w Durrill property.com
 Mailing Address 792 WFM 1961 City Yorktown State TX Zip 78164

Select appropriate process for which approval is sought. Attach completed checklists with this application.

<input type="checkbox"/> Annexation Request..... No Fee	<input type="checkbox"/> Preliminary Plat..... Fee Varies
<input type="checkbox"/> Administrative Appeal (ZBA)..... \$ 250.00	<input type="checkbox"/> Final Plat..... Fee Varies
<input type="checkbox"/> Comp. Plan Amendment Request..... \$ 250.00	<input type="checkbox"/> Minor Plat..... \$ 100.00
<input type="checkbox"/> Re-zoning Request..... \$ 250.00	<input type="checkbox"/> Re-plat..... \$ 250.00
<input checked="" type="checkbox"/> SUP (Request) Renewal..... \$ 250.00	<input type="checkbox"/> Vacating Plat..... \$ 50.00
<input type="checkbox"/> Zoning Variance Request (ZBA)..... \$ 250.00	<input type="checkbox"/> Development Plat..... \$ 100.00
<input type="checkbox"/> PUD Request..... \$ 250.00	<input type="checkbox"/> Subdivision Variance Request.... \$ 25.00 ea.

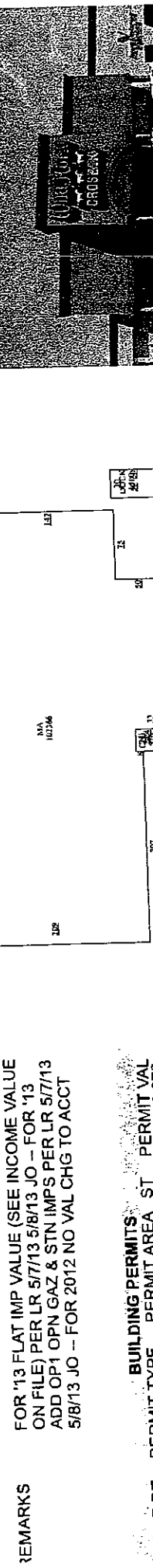
Please provide a basic description of the proposed project: the relocation of Club La Cuyala, Inc from 3430 S. Hwy 77 to 1601 S. Hwy 77, Suite P located in the Northeast corner of Wildhorse crossing

I hereby certify that I am the owner and/or duly authorized agent of the owner for the purposes of this application. I further certify that I have read and examined this application and know the same to be true and correct. If any of the information provided on this application is incorrect the permit or approval may be revoked.

Applicant's Signature: [Signature] Date: 6-6-13
 Property Owner(s) Signature: [Signature] Date: 6-17-2013
 Accepted by: Jessica G. Stork Date: 6-6-13

PROPERTY APPRAISAL INFORMATION 2013
LEBERG COUNT RAISAL DISTRICT
PROPERTY 28783 R 04/02/1997
Legal Description 04/02/1997
 INGSVILLE IND PARK 2, LOT 14.84 AC TRACT,
 WILDHORSE CROSSING), ACRES 14.84
OWNER ID 41721
OWNERSHIP 100.00%
ACRES: 14.8400
EFF. ACRES:
APPR VAL METHOD: Cost
SKETCH for Improvement #1 (COMMERCIAL)

GENERAL
 LAST APPR. LR
 LAST APPR. YR 2013
 LAST INSP. DATE 05/07/2013
 NEXT INSP. DATE
REMARKS
 FOR '13 FLAT IMP VALUE (SEE INCOME VALUE
 ON FILE) PER LR 5/7/13 5/8/13 JO -- FOR '13
 ADD OP1 OPN GAZ & STN IMPS PER LR 5/7/13
 5/8/13 JO -- FOR 2012 NO VAL CHG TO ACCT
BUILDING PERMITS
 PERMIT TYPE PERMIT AREA ST PERMIT VAL
 05/06/2010 S & W 0 A 6,972
 04/09/2010 S & W 0 A 6,972
SALE DT PRICE
 06/01/2001 *****
 12/29/1997 *****
GRANTOR DEED INFO
 MILLER F ROBERTS INC WD / 216 / 517
 CREDITCARS INC WD / 154 / 184



IMPROVEMENT INFORMATION									
#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT	PRICE/UNIT	BUILT	EFF YR
1	MA	MAIN AREA	F	RS3LJ	102,366.0	SQ	0.00	1989	1989
2	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
3	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
4	CN1	CANOPY BASIC	F	NVI	660.0	SQ	0.00	1989	1989
5	DOCK	LOADING DOCK	F	NVI	1,500.0	SQ	0.00	1989	1989
6	CON	CONCRETE	F	NVI	415,000.0	SQ	0.00	1989	1989
STOD: F1					520,678.0				
Homestead: N									

IMPROVEMENT INFORMATION									
#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT	PRICE/UNIT	BUILT	EFF YR
1	MA	MAIN AREA	F	RS3LJ	102,366.0	SQ	0.00	1989	1989
2	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
3	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
4	CN1	CANOPY BASIC	F	NVI	660.0	SQ	0.00	1989	1989
5	DOCK	LOADING DOCK	F	NVI	1,500.0	SQ	0.00	1989	1989
6	CON	CONCRETE	F	NVI	415,000.0	SQ	0.00	1989	1989
STOD: F1					520,678.0				
Homestead: N									

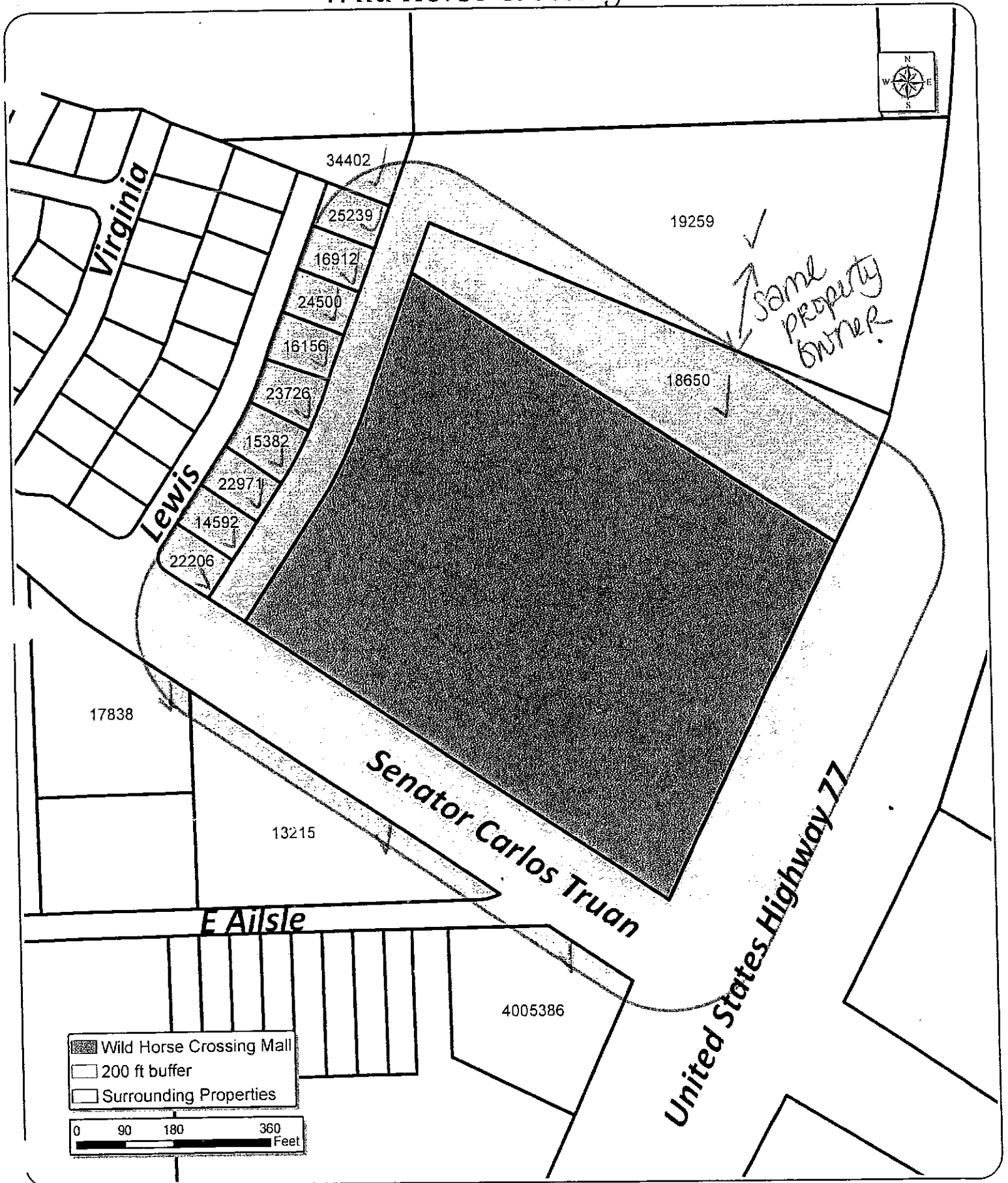
IMPROVEMENT INFORMATION									
#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT	PRICE/UNIT	BUILT	EFF YR
1	MA	MAIN AREA	F	RS3LJ	102,366.0	SQ	0.00	1989	1989
2	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
3	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
4	CN1	CANOPY BASIC	F	NVI	660.0	SQ	0.00	1989	1989
5	DOCK	LOADING DOCK	F	NVI	1,500.0	SQ	0.00	1989	1989
6	CON	CONCRETE	F	NVI	415,000.0	SQ	0.00	1989	1989
STOD: F1					520,678.0				
Homestead: N									

IMPROVEMENT INFORMATION									
#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT	PRICE/UNIT	BUILT	EFF YR
1	MA	MAIN AREA	F	RS3LJ	102,366.0	SQ	0.00	1989	1989
2	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
3	CN1	CANOPY BASIC	F	NVI	576.0	SQ	0.00	1989	1989
4	CN1	CANOPY BASIC	F	NVI	660.0	SQ	0.00	1989	1989
5	DOCK	LOADING DOCK	F	NVI	1,500.0	SQ	0.00	1989	1989
6	CON	CONCRETE	F	NVI	415,000.0	SQ	0.00	1989	1989
STOD: F1					520,678.0				
Homestead: N									

LAND INFORMATION
 UNIT PRICE 323,220
 DIMENSIONS 646,430.0000 SQ
 METH SQ
 CLS TABLE SQ050
 NBHD: 100.00%
 SUBD: S391
 L# DESCRIPTION
 1. F1

Effective Date of Appraisal: January 1
 Date Printed: 06/06/2013 12:10:10PM
 by VICKI
 True Automation, Inc.

Wild Horse Crossing Mall

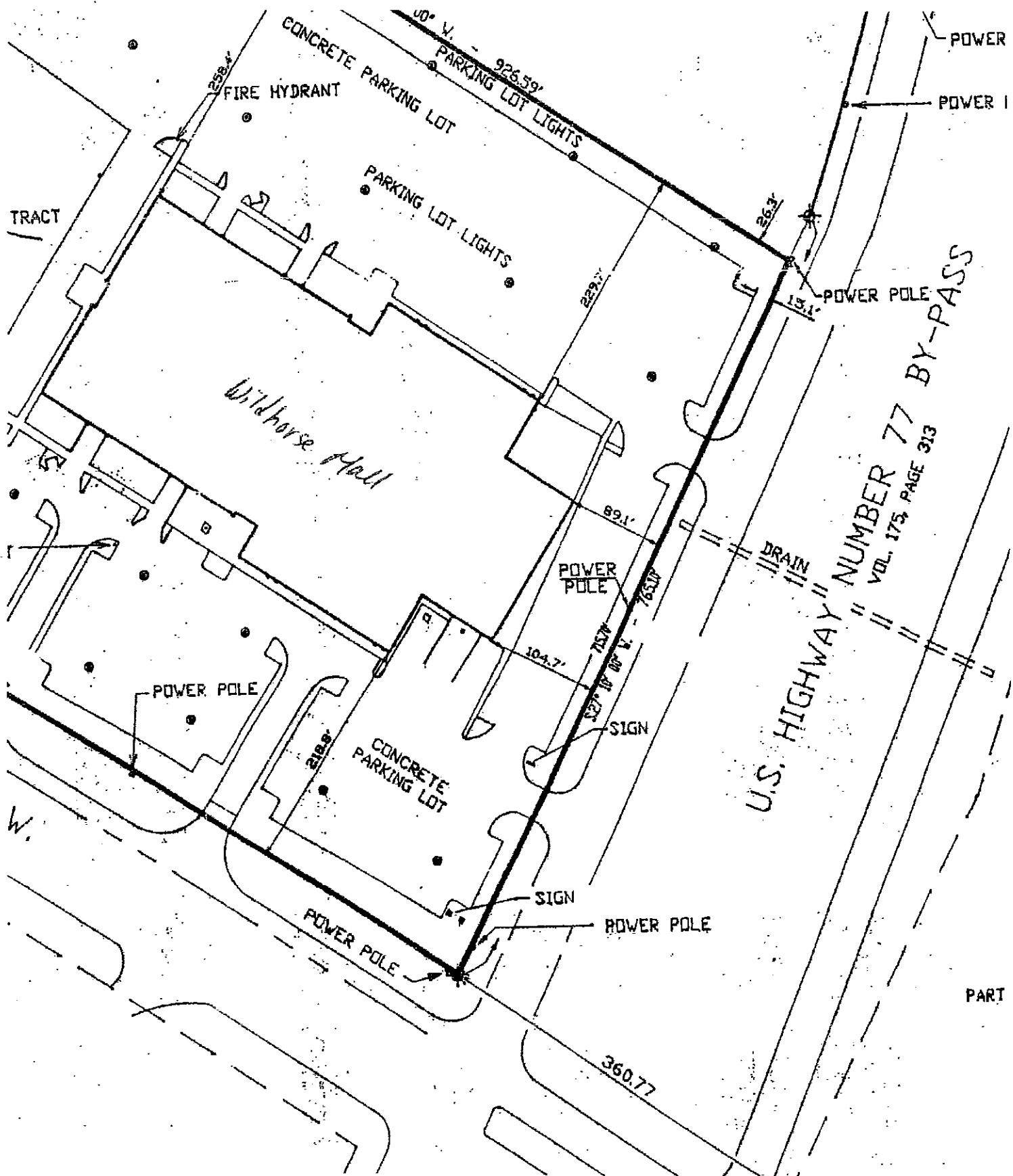


Scope of work

1. The purpose and scope of work is the relocation of Club La Cupula Inc. (dba The Silver Spur) from 3430 S Hwy 77 to 1601 S Hwy 77, Suite P located in the Northeast corner of the Wildhorse Mall. Number of employees is 16 with 7 full time and 11 part-time and hours of operation are Mon-Sun 5 till 2

The new site will require the following renovations:

- a. Construction of new ADA compliant restrooms and mop sink.
 - b. Construction of a new permanent bar-top and storage closet.
2. See attached page 5 for layout and configuration.
 3. See page 3
 4. See page 2
 5. See page 3
 6. n/a
 7. n/a
 8. Current. Page 3
 9. Current.
 10. Current. Page 2
 11. n/a
 12. See page 3
 13. See page 3
 14. Current. Page 3
 15. See page 3
 16. See page 3



POWER
POWER I

POWER POLE

POWER POLE

POWER POLE

POWER POLE

POWER POLE

360.77

DRAIN

SIGN

SIGN

CONCRETE PARKING LOT
PARKING LOT LIGHTS

PARKING LOT LIGHTS

Wildhorse Hall

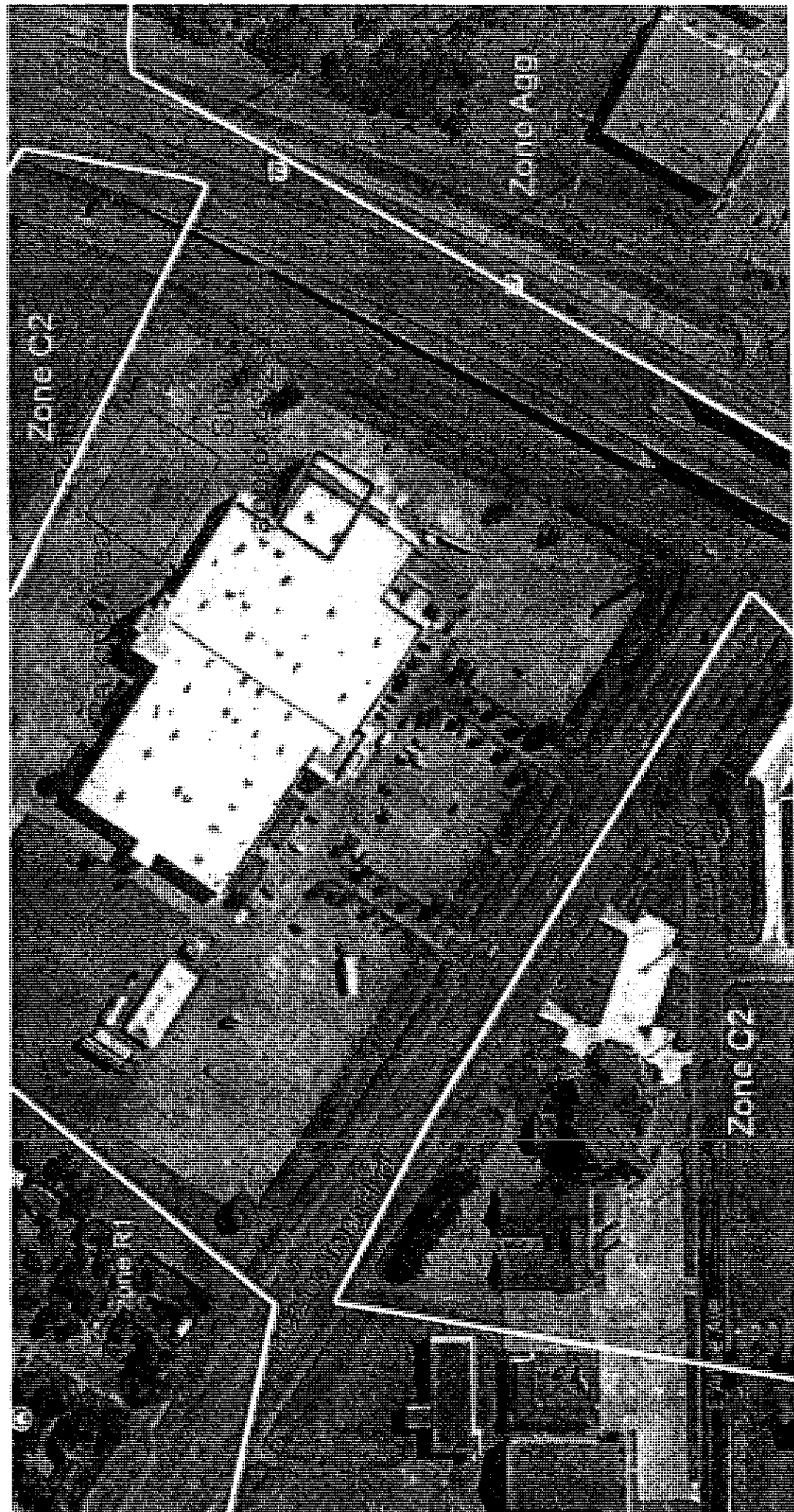
CONCRETE PARKING LOT

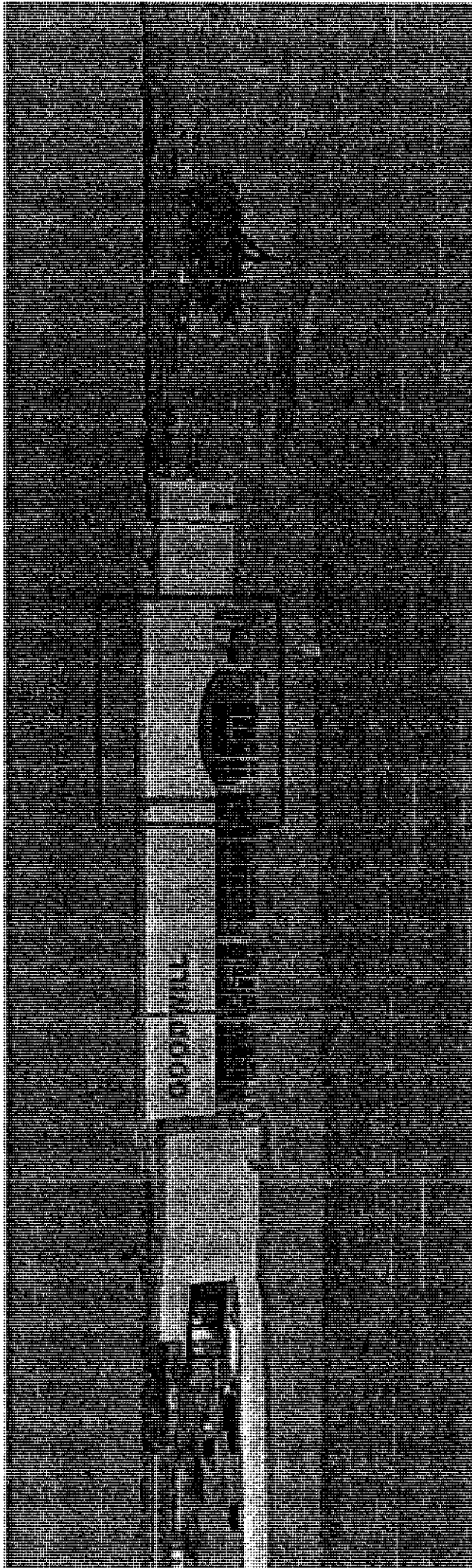
TRACT

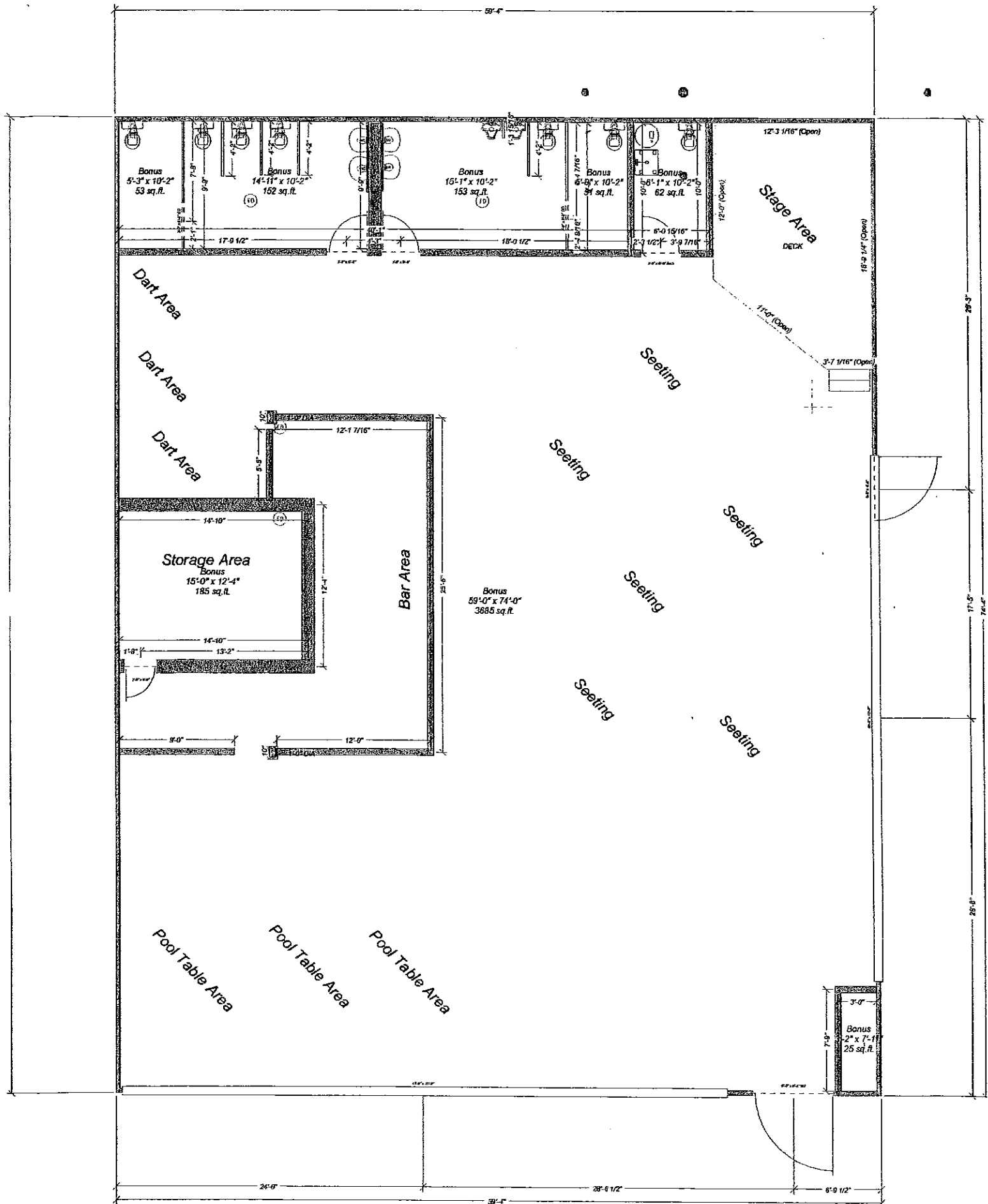
W.

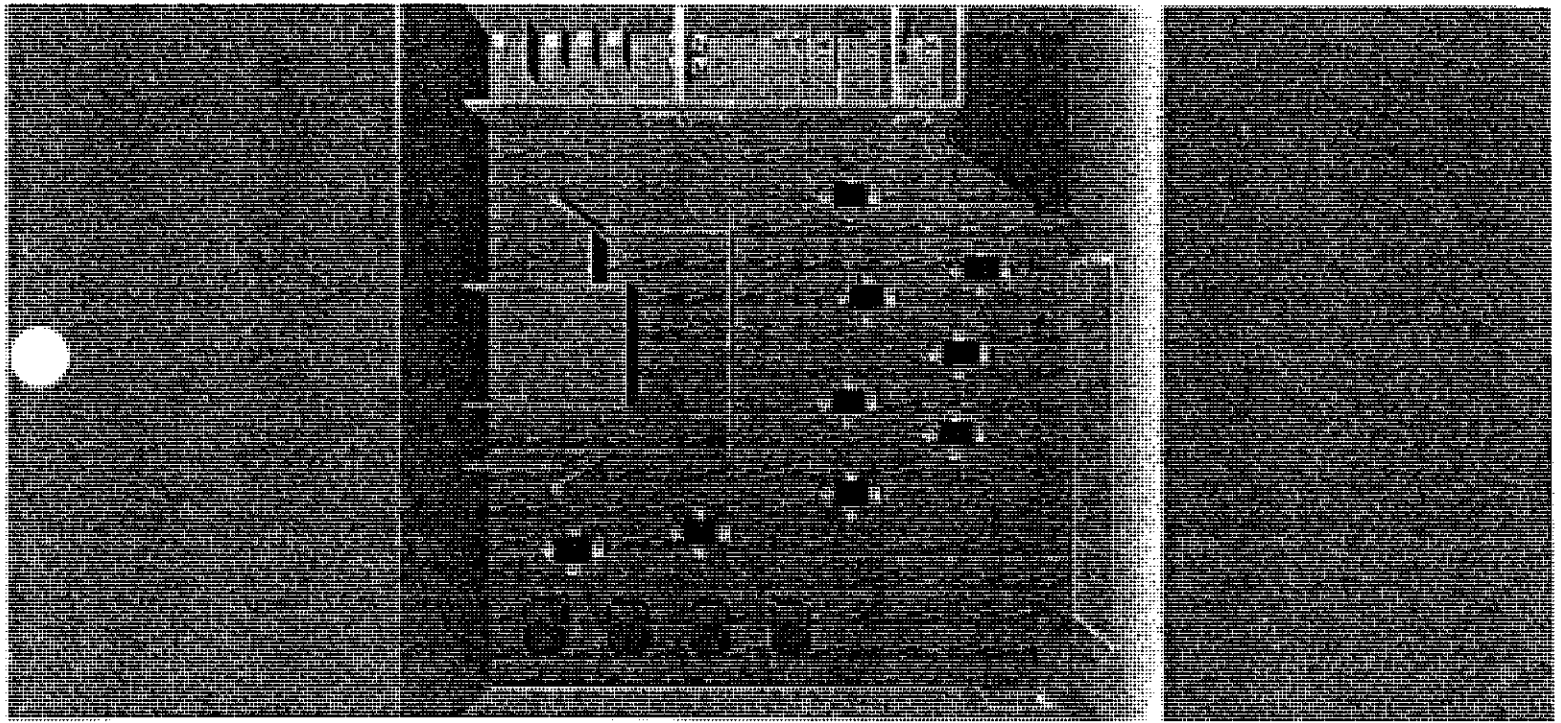
U.S. HIGHWAY" NUMBER 77 BY-PASS
VOL. 175, PAGE 313

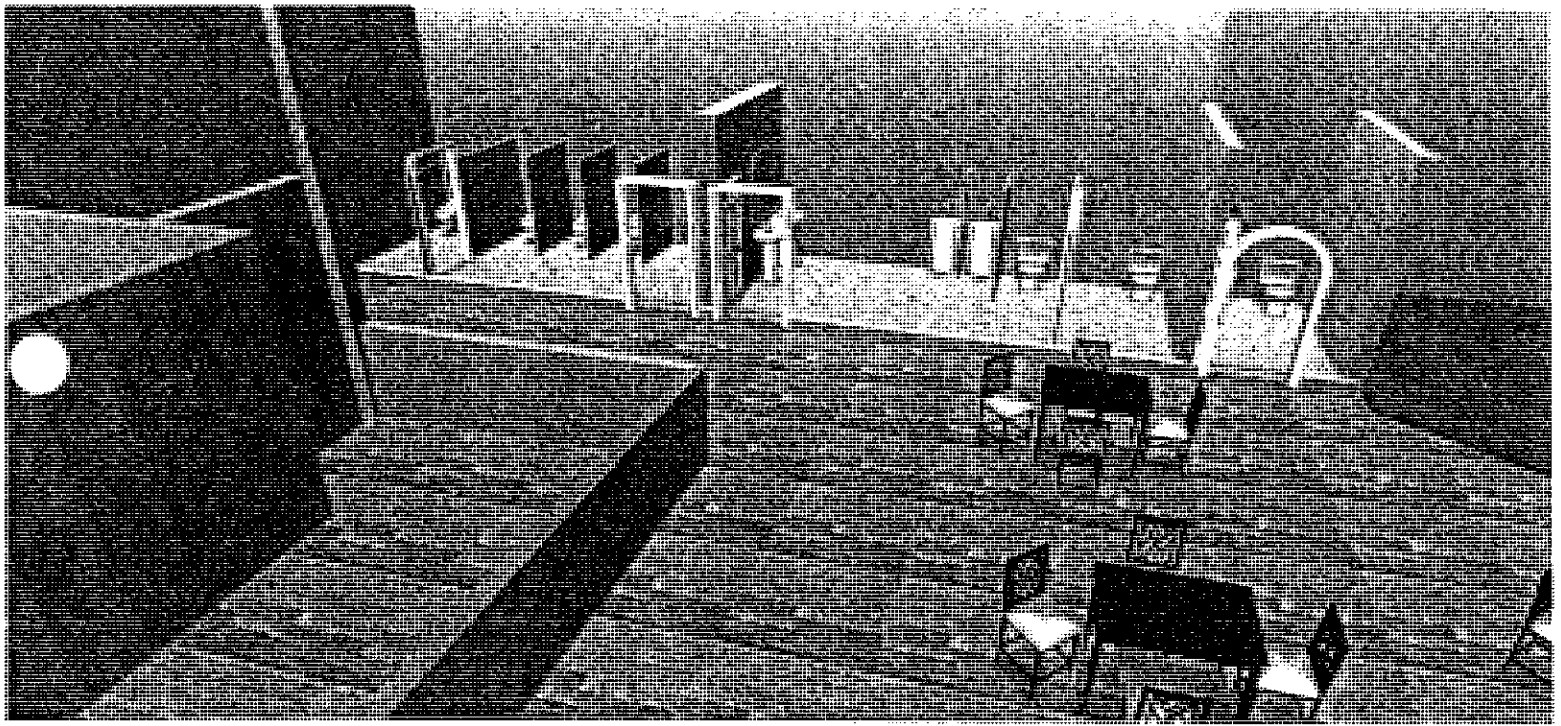
PART











CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



June 28, 2013

Leon Garcia
Club LA Cupula, Inc.
3430 S. Hwy 77
Kingsville, TX 78363

Mr. Garcia,

After performing the research and physical inspection you requested for the property at 1601 S. Hwy 77 Suite P, Engineering Department has concluded that the property in question has met all distance requirements as established by State codes and City Ordinance ORD-2004-20. The re-location of the Silver Spur has exceeded City Ordinance ORD-2004-20 by 917.18 feet from front main entrance of establishment to church main entrance as described and mentioned in ordinance mentioned above. Should you have any questions regarding this issue, please feel free to contact me at 595-8005 or via email at vvalero@cityofkingsville.com.

Best Regards,

A handwritten signature in cursive script, reading "Valerie Valero". The signature is fluid and elegant, with a small dot at the end.

Valerie Valero
Graduate Engineer
City of Kingsville Engineering Department

AGENDA ITEM #2



Planning & Development Services Department

TO: Mayor and City Commission

THROUGH: Vincent Capell, City Manager

FROM: Robert G. Isassi, P.E., Director of Planning & Development Services

SUBJECT: **Ordinance Amendment**

DATE: June 27, 2013

This is a request from the City to approve an amendment to the City Code of Ordinances, Chapter XV, "Land Usage", Article 6, "Sign Regulations", of Chapter 15, "Zoning". Specifically,

- Section 15-6-117, "Owner Identification Signs Permitted",
- Section 15-6-121, "Prohibited Signs", and
- Section 15-6-126, "Permits".

These sections were updated to meet the City's currently-adopted 2008 Master Plan in which it was recommended that the signing ordinance be amended to require monument signing in lieu of pole signing and to clarify exempt and prohibited sign usage.

Per the Commissions direction, City staff has reviewed the existing sign code in order to best serve the public while ensuring sign usage is appropriate and attractive and has made the attached changes. The changes were reviewed by the Planning and Zoning Commission and unanimously approved. In the meeting, there were no public comments on the issue. The items that have been revised are reflected in **bold** in the attached document.

The Director of Planning and Development Services, recommends that the amendment be approved based on: the Planning and Zoning Commission's review and approval, its adherence to the approved Master Plan, and its clarification in signing requirements and permit regulations.

Staff Report to the PLANNING & ZONING COMMISSION and CITY COMMISSION

by the Development Services Department, Planning Division
City of Kingsville, Texas

Request: REQUESTING APPROVAL OF AN AMENDMENT TO CHANGE ARTICLE VI "SIGN REGULATIONS" OF CHAPTER 15 "ZONING", SPECIFICALLY SECTION 15-6-117 "OWNER IDENTIFICATION SIGNS PERMITTED", SECTION 15-6-121 "PROHIBITED SIGNS" AND SECTION 15-6-126 "PERMITS" DEALING WITH NEEDED UPDATES PERTAINING TO RECOMMENDED AMENDMENTS PER THE ADOPTED MASTER PLAN & NEEDED LANGUAGE PERTAINING TO EXEMPT SIGNAGE AND PROHIBITED SIGNAGE.

Petitioner and Agent: City of Kingsville
Date of P&Z Hearing: June 26, 2013

EXHIBITS PRESENTED

- Chapter 15 of the Kingsville Code of Ordinances (present at the meeting)
- Kingsville Master Plan (present at the meeting)

FIELD INSPECTION AND PERTINENT DATA

Per the City Commissions direction, city staff has been researching and reviewing the sign code application in order to best serve the public while also ensuring sign usage is appropriate and attractive. In performing this review several areas of Article VI "Zoning", specifically in the "Sign Regulations" section were identified as needing revisions and/or additional language to address exempt signage, temporary signage and prohibited signs. As you are aware, community appearance is one of the City Commission top priorities and this is in line with that priority.

Specifically, staff identified needed revisions within Section 15-6-117 "Owner Identification Signs Permitted" Section 15-6-121 "Prohibited Signs" and Section 15-6-126 "Permits" regarding the type of permitted signage, establishing regulations on temporary signage, identifying prohibited signage and providing additional clarification on exempt signage such as political signage. Currently, the code was unclear as to timelines for placement and removal of certain exempt and temporary signage. Additionally, sizing of allowed signage was out of character for the defined placement to which that scale would create safety issues and detract from the zoning districts in which they could be placed. Also included in the amendments is the ability to expand signage square footage for multi-tenant shopping centers or office buildings to accommodate typical signage needs.

The proposed new language is also consistent with the recommendations of the City of Kingsville's adopted Master Plan. This new language will only affect newly installed signage, as all existing signage will be allowed to remain as a "legal non-conforming use" or "grandfathered" use, unless the signage is unused for a period longer than six months. If this language is adopted and a business wanted to install a sign that is inconsistent with the code, they could apply for relief from the code to attempt to obtain approval for a variance by the Zoning Board of Adjustment. These items have been revised and are reflected in **bold** on the attached document.

STAFF REVIEW & RECOMMENDATION

The purpose of this proposed amendment is to revise Article VI "Sign Regulations" of Chapter 15 "Zoning", specifically Section 15-6-117 "Owner Identification Signs Permitted", Section 15-6-121 "Prohibited Signs" and Section 15-6-126 "Permits" dealing with needed updates pertaining to recommended amendments per the adopted Master Plan & needed language pertaining to exempt signage and prohibited signage.

Staff recommends **Approval** of the amendment requests.

Prepared by:



Robert G. Isassi, P.E.

Director of Planning & Development Services

ORDINANCE NO. 2013-_____

AMENDING THE CITY OF KINGSVILLE CODE OF ORDINANCES BY AMENDING SECTIONS 15-6-115 THROUGH 15-6-131, PROVIDING FOR SUBSTANTIAL REVISIONS TO THE SIGN ORDINANCE; REPEALING ALL ORDINANCES IN CONFLICT HERewith AND PROVIDING FOR AN EFFECTIVE DATE AND PUBLICATION.

WHEREAS, this Ordinance is necessary to protect the public safety, health, and welfare of the City of Kingsville;

WHEREAS, the City has determined that the sign ordinance is in need of substantial revision for the ease of users, benefit of the public to add clarity and for public health and safety;

WHEREAS, the City of Kingsville Planning and Zoning Commission has reviewed this ordinance at a meeting on June 26, 2013 and recommends its approval;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF KINGSVILLE, TEXAS:

I.

THAT Article 6: Zoning of Chapter XV, Land Usage, of the Code of Ordinances of the City of Kingsville, Texas, Sections 15-6-115 through 15-6-131 shall be amended to read as follows:

...


§ 15-6-115 SIGNS RESTRICTED.

(A) The size, number, characteristics, and location of signs are restricted by this article. Signs owned by or required by governmental entities are not regulated by this article. Advertising signs (signs not on the lot occupied by the business identified or signs aimed at products sold on site) are limited to business, industrial, and agricultural districts with property having frontage on numbered U.S. and State Highways.

(B) Owner identification signs are permitted in all retail, commercial, industrial and agricultural districts (C-1, C-2, C-3, C-4, I-1, I-2, Ag), but in the case of freestanding signs, all signage shall be limited to a monument type signage.

(C) *Monument sign* means a sign resting on the ground immediately below it or with the bottom of the sign within 18 inches of the ground immediately below it.

Sec. 15-6-116. - RESIDENTIAL SIGNS PERMITTED.

No signs other than one real estate sign per street frontage (for rent or for sale) with a maximum area of ten square feet, political signs (any number) with a maximum area of  square feet, per sign, occupant's name signs (two) with no business reference and

a maximum area of three square feet shall be permitted in the R-1 Single-Family and R-2 Two-Family Districts. In the R-3 Multi-Family and R-4 General Residential Districts, all signs permitted in the R-1 District and one sign per street frontage (maximum size of 80 square feet per sign) identifying the name of apartments are permitted. No sign shall be placed within 20 feet of the point of intersection of any two right-of-way lines. (Ord. 97041, passed 12-8-97)

§ 15-6-117. OWNER IDENTIFICATION SIGNS PERMITTED.

- (A) Owner identification signs in permitted districts shall comply with the standards of this section. Freestanding signs are limited to one sign per street frontage. The maximum size of any freestanding owner identification sign shall be 200 square feet. Freestanding signs shall have a clear height or clearance or be of such a design to preclude pedestrians from walking beneath the sign. be only of a monument type sign. The square footage of a multitenant sign may be increased by 16 square feet for each additional tenant over the first, with a maximum of 500 square feet overall. No sign shall be placed within the arc formed by a 20 foot radius from the point of intersection of two street right-of-way lines unless it complies with § 15-6-120. Each business may possess one sign intended for temporary use. Temporary signs, including such as banners, temporary or portable signs, electrically connected are limited to a three foot cord. Projecting wall signs shall have a maximum size of 30 square feet. Temporary signs and banners shall not be larger than 32 square feet and shall be permitted to comply with §15-6-126(c).
- (B) Flat wall signs shall have no maximum size. a total sign area limited to 10% of the facade on which the sign(s) is/are located computed against the first 20 feet in building height. Roof signs shall not exceed 200 square feet and be limited to one sign per building be permitted. Roof and wall Wall signs shall not project more than one foot from the building and it shall be anchored to withstand wind conditions as specified by the adopted Building Code.
- (C) Temporary sandwich board signs may only be located in front of commercial properties within the Historic District where sidewalks are a minimum of eight feet wide. These temporary signs shall be located on a sidewalk during business hours. Under no exception shall the signs be placed over any commemorative pavers. The total size of the sign is not to exceed 42 inches by 24 inches (height x width). The signs must be internally weighted to withstand strong winds. The temporary sandwich board signs shall be placed on the sidewalk one foot from the curb. Only one sandwich board sign shall be permitted per business, and the sign shall be located in front of that specific business, not at another location. If the business is a corner property, the sign may only be placed in one location. Historical Development Board design approval is required prior to a permit being issued by the city.

§ 15-6-118. ADVERTISING SIGNS.

Advertising signs shall not exceed 200 square feet.

(Ord. 97041, passed 12-8-97)

§ 15-6-119. PROJECTING SIGNS.

No sign shall be permitted on or to project into the public right of way except in the Central Business District (C-3) upon receipt of a special use permit. In no case shall any sign be less than eight feet above the sidewalk. Special use permits for signs may be revoked upon 30 days notice by the City Commission and signs must be removed from the public right of way by the end of the 30 day period.

(Ord. 97041, passed 12-8-97)

§ 15-6-120. OBSTRUCTING SIGNS.

Signs shall be designed and located so as not to significantly obstruct sight lines of driveways or intersections of public streets.

(Ord. 97041, passed 12-8-97; Ord. 98013, passed 7-13-98)

**§15-6-121. ~~Strobe, revolving and rapidly flashing light displays prohibited~~
PROHIBITED SIGNS**

~~The following signs shall be prohibited in all zoning districts:~~
~~(1) Signs that interfere with free use of curb, entrance and exits, including~~
~~interior exits, at which entrance doors or windows are located light and~~
~~illumination devices are required by sign and sign code or regulation.~~

~~The following signs shall be prohibited in all zoning districts:~~

~~(1) Signs that interfere with free use of curb, entrance and exits, including~~
~~interior exits, at which entrance doors or windows are located light and~~
~~illumination devices are required by sign and sign code or regulation.~~

~~(2) Signs in a public right of way other than those permitted under § 15-6-119~~

~~(3) Signs within a driveway or street intersection sight visibility triangle which are~~
~~between three feet and eight feet in height.~~

~~(5) Signs such as beacons or tethered balloons which are otherwise permitted but which by their design or location interfere with aircraft safety.~~

7) Obsolete signs as defined in § 15-6-131.

9) Signs on public property. Signs found on public property in violation of this section will be removed by the City and disposed of.

(Ord. 84-009, passed 6-18-84; Ord. 97041, passed 12-8-97)

§ 15-6-124. MAXIMUM SIZE; U.S. HIGHWAY 77 BYPASS.

(A) Owner identification and advertising signs located within 300 feet of the U.S Highway 77 Bypass right of way ~~which utilize steel poles~~ shall ~~be of a monument style and~~ ~~shall~~ not have their total ~~display face sign~~ area exceed 400 square feet, with a maximum height ~~of ten feet and a maximum length of 40 feet equal to that which is~~ ~~allowed in the respective zoning district~~ inclusive of ~~sign frame, cabinet, border and trim~~ ~~as measured from grade, but excluding the base or apron.~~

(B) The maximum size limitations apply to each side of the sign structure or structures visible to approaching traffic.

(C) Signs may be placed back-to-back, side by side, or stacked, with not more than two display faces visible to approaching traffic on the Highway 77 Bypass. Such sign structure or structures shall be considered one sign.

(D) Signs that exceed 200 square feet in area, including cutouts, may not be stacked or placed side by side.

(Ord. 97041, passed 12-8-97)

§ 15-6-125. BANNERS.

Banners are allowed and shall be located as allowed by ~~§ 15-6-126~~ ~~§§ 15-6-117 through~~ ~~15-6-124~~. The term ~~Temporary signs or~~ "Portable signs" ~~does~~ ~~do~~ not include banners.

(Ord. 97041, passed 12-8-97; Ord. 98003, passed 2-23-98; Ord. 98013, passed 7-13-98)

§15-6-126. PERMITS.

(A) All signs and banners are required to be permitted prior to installation. ~~Political, real estate, and nonprofit organization signs are exempted from permitting fees. Political signs must be removed within ten days of applicable election. Temporary or portable signs must be issued a new permit at the beginning of each calendar year.~~

~~(B) Exempt signs: The following signs are exempt from the permit requirements of these sign regulations. No sign, including exempt signs, may be posted within a street right-of-way without written approval from the Director of Public Works or his designee.~~

(4) Not be artificially illuminated, and

(5) Be a maximum of 20 square feet in area when located in residential zoning districts (R3 & R4 districts only).

(6) Be a maximum of 100 square feet in area when located in nonresidential zoning districts.

(7) Be limited to one sign per parcel for each street frontage.

(8) Signs advertising a temporary event may be placed no more than 60 days prior to the event and shall be removed no later than 10 days after the event has ended.

Permit fees will be as follows: \$0.20 per square foot, with a minimum permit fee of \$15.00.

(Ord. 97041, passed 12-8-97; Ord. 98003, passed 2-23-98; Ord. 98013, passed 7-13-98; Ord. 200022, passed 11-20-00)

• § 15-6-127. HISTORICAL DISTRICT.

Any sign or banner to be located within the Historical District shall be reviewed by the Historical Development Board to determine if the sign or banner is in compliance with the Historical Ordinance.

(Ord. 91034, passed — ; Ord. 97041, passed 12-8-97)

§ 15-6-128. PENALTY.

If the owner fails to obtain a permit within three business days of being notified to obtain a permit, a written notice shall be sent by certified mail notifying the owner that he has two days from receipt of the written notice to obtain the required permit. Failure to comply with the written notification will result in a complaint being filed in Municipal Court. For each day the permit is not obtained, it will result in a separate offense. The fine per offense shall not exceed \$500.00.

(Ord. 97041, passed 12-8-97)

• § 15-6-129 GRANDFATHER CLAUSE.

Signs already in existence are exempted from permitting, but in the event of repair and/or replacement, other than routine maintenance, all existing signs shall comply with §§ 15-6-115 through 15-6-128 at that time. Notwithstanding anything else herein, all signs must comply with § 15-6-120.

(Ord. 98013, passed 7-13-98)

§15-6-130 CHANGEABLE ELECTRONIC VARIABLE MESSAGE SIGNS.

(A) Definitions.

Changeable electronic variable message sign (CEVMS) shall mean a sign which permits light to be turned on or off intermittently or which is operated in a way whereby light is turned on or off intermittently, including any illuminated sign on which such illumination is not kept stationary or constant in intensity and color at all times when such sign is in use, including an LED (light emitting diode) or digital sign, and which varies in intensity or color. A CEVMS sign does not include a sign located within the right-of-way that functions as a traffic control device and that is described and identified in the Manual on Uniform Traffic Control Devices (MUTCD) approved by the Federal Highway Administrator as the National Standard.

Off-premises sign shall mean any sign, commonly known as a billboard, that advertises a business, person, activity, goods, products or services not located on the premises where the sign is installed and maintained, or that directs persons to a location other than the premises where the sign is installed and maintained.

On-premises sign shall mean any sign identifying or advertising the business, person, activity, goods, products or services sold or offered for sale on the premises where the sign is installed and maintained when such premises is used for business purposes.

Sign code application area shall mean the corporate limits of the city and the area of its extraterritorial jurisdiction as defined by Tex. Local Gov't Code § 42.021.

(B) Prohibitions.

(1) *Prohibition of new off-premises sign.* From and after the effective date, no new construction permit shall be issued for the erection of an off-premises sign including, but not limited to, **billboards**, new off-premises CEVMS or the conversion of an existing non-CEVMS off-premises sign to a CEVMS, within the Sign Code Application Area.

(2) *Prohibition of changeable electronic variable message signs.* From and after the effective date, no new CEVMS shall be allowed within the Sign Code Application Area.

(C) *Grandfather clause.* CEVMS signs already in existence on the passage of this ordinance are allowed to remain; however, in the event of repair and/or replacement, other than routine maintenance, such signs must comply with this section.

(Ord. 2008-19, § 1, passed 5-19-08)

§15-6-131 UNSAFE AND OBSOLETE SIGNS

(A) *Unsafe signs.* If, in the opinion of the Director of Development Services, Building Official, or other designated representative, any sign is or has become dangerous or unsafe in any manner whatsoever, the Director, Building Official, or designated representative shall issue an order to the real property owner directing that the sign shall be immediately repaired and made safe, or taken down and removed.

(B) *Obsolete or abandoned signs and sign structures.* Any sign or sign support structure, whether existing on or installed after the effective date of this sign code: (1) which, for at least 90 consecutive days, has not identified or advertised a bona fide business, lessor, service, owner, product, or activity, or advertised a time which has passed or an event which has occurred; or (2) which has been dilapidated for 30 days or more; or (3) for which the city cannot determine the identity of a legal owner.

(C) *Dilapidated Sign.* A sign which is decayed, deteriorated, or which has fallen into partial ruin that: (1) has any portion of the finished material or surface of the message portion of the sign that is visibly faded, flaked, broken off, missing, cracked, splintered, or defective or that is otherwise visibly deteriorated or in a state of disrepair so as not to substantially appear as it was intended or designed to appear when originally constructed; or (2) has an element, structural support, or frame member that is visibly bent, broken, dented, torn, twisted, leaning, or at angles other than those at which it was originally erected.

(D) *Removal.* The owner, agent, or person in control of any premises on which there is displayed or maintained an unsafe, abandoned, obsolete or dilapidated sign or supporting structure or the owner or person in control of an unsafe, abandoned or dilapidated sign or supporting structure shall comply with the following requirements:

- a. Any sign that is unsafe, abandoned, obsolete or dilapidated shall be removed.
- b. If a supporting structure used or designed to be used with a sign is unsafe, abandoned, obsolete or dilapidated, the supporting structure shall be removed.
- c. If an unsafe, abandoned, obsolete or dilapidated supporting structure does not have a can, frame, or similar part of the supporting structure that would hold the sign or to which the sign would be attached, the supporting structure shall be removed.

Failure to remove shall be a violation of this ordinance. It shall be a rebuttable presumption that a sign is abandoned if it meets the definition of a dilapidated abandoned or obsolete sign.

(E) *Process.* Should the director of Development Services, Building Official, or other designated representative, determine that any sign is not properly maintained, is unsafe or insecure or has otherwise been constructed, erected or maintained in violation of the provisions of this code, he shall declare it to be a public nuisance and

give written notice of same via hand delivery or certified mail return receipt requested to the real property owner of record.

- a. Such notice and order shall contain substantially the following: (1) location, type, and business name of the sign that is sufficient for identification of such sign; (2) a statement that the designated city employee has found such sign to be in violation of this code or other laws, together with a general description of such violation; (3) the amount of time required to bring the sign into compliance with this code or any other law, said time not to exceed ten (10) days, which may be extended by the designated city employee when it is shown that such corrections cannot be accomplished within the original ten-day time period.
- b. Should the owner of the premises where the sign in question is located fail to remove or repair the sign within the time period specified in this section, the city may remove or repair the sign and assess the cost for same against the owner of record of the real property from which it was removed or repaired. If said costs are not paid, then said costs shall constitute as a valid lien. The City shall assess the costs as a valid lien against such property with the lien accruing interest at eight (8) percent per annum, simple interest until such time as paid in full.
- c. In addition to the above, the ~~Building Official~~ **Director of Development Services, or other designated representative** may issue citations or pursue any other administrative or legal remedy in order to abate any sign which is in violation of this code or any other law.
- d. Notwithstanding anything to the contrary, the ~~Building Official~~ **Director of Development Services, or other designated representative** may cause any sign which is dangerous as an immediate hazard to persons or property to be removed summarily and without notice.

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 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 be codified and become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of April, 2013.

PASSED AND APPROVED on this the ___th day of May, 2013.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

Corridor Enhancement

1. Prepare corridor and small area enhancement plans focusing on enhancements outside of the public right-of-way on State routes and both within and outside of the right-of-way on local streets. Within the right-of-way of local streets, consider boulevard street sections for major collector and arterial roadways.
2. Adopt design standards related to commercial and industrial development. Standards should regulate the building size, roof, and skyline; materials and design elements; loading and storage placement and screening; open space and streetscape areas; landscaping; and signage. Industrial district standards should differentiate between outer (those with street frontage and visible to the public) and interior (those shielded or screened from public view via building orientation, location, or design) elevations. Truck loading and exterior storage areas must be effectively screened and buffered.

Sign Control

1. Amend the sign ordinance to require monument versus pole signs, with an incentive for an increase in the total allowable sign area for multi-tenant centers. Establish the allowable types of signage, as well as the total permissible sign face area, and the allowable number of signs per site and their locations. The ordinance should specify the types of signs that are allowed without a permit, such as government signs, private traffic control signs, and utility and hazard signs, among others. In addition, it should specify prohibited signs including motion, illuminated, and portable signs. A master sign plan should be required for multiple tenant buildings, planned development, and large subdivisions, requiring submittal and approval of a plan prior to sign permitting and construction. Other provisions such as site visibility and maintenance and handling of abandoned, damaged, and discontinued signs should be addressed.

Neighborhood Character

1. Incorporate into the zoning ordinance anti-monotony regulations for future single-family development. The standards require a minimum separation between similar houses on the same block and require a variety of floor plans, façade treatments, and other dimensional requirements (height, roof type, material types, garage placement, etc.).
2. Amend the subdivision regulations to require a perimeter bufferyard around neighborhoods. The scale of the bufferyard would be commensurate with the intensity of the subject and adjacent uses. Arterial streets would be accounted for to ensure sufficient visual protection and to mitigate noise and other impacts.
3. Create neighborhood connectivity standards that set a minimum number of entrances to subdivisions based upon size. "One way in/one way out" subdivisions should be discouraged. Thresholds can identify the number of connections (i.e., two connections if over 50 units).

AGENDA ITEM #3



Purchasing/IT Department

361-595-8025
361-595-8035 Fax

DATE: June 27, 2013
TO: City Commission through City Manager
FROM: David Mason, Purchasing/IT Director
SUBJECT: RFP 13-11 GIS Hosting Services

SUMMARY

This item will approve the negotiation of a contract for GIS hosting services with Timmons Group.

BACKGROUND

We advertised the proposal on April 24, 2013 and May 1, 2013, as well as posting the information on the City of Kingsville website. Four potential vendors submitted by opening time on May 14, 2013.

RECOMMENDATION

RFP review committee members met several times. After careful consideration and ranking, Timmons group emerged on top. It is recommended that we negotiate a contract with Timmons Group, 1001 Boulders Parkway, Richmond, VA 23225.

FINANCIAL IMPACT

Initial cost will be \$13,180 with monthly hosting cost of \$600 for three months for a total FY 2013 impact of \$14,980.

Approved

Vincent Capell, City Manager

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 BUDGET OF THE GENERAL FUND INFORMATION TECHNOLOGY DEPARTMENT FOR G.I.S. SERVER HOSTING SERVICES.

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 2012-2013 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 01 General Fund
Capital

2	Unassigned Fund Balance- (FY12 Surplus)	610.00			\$ <u>14,980</u>
					\$ <u>14,980</u>

Expenses

5-190.2	Purchasing / IT - Professional Services	314.00	\$ <u>14,980</u>		
			\$ <u>14,980</u>		

[To amend the General Fund Information Technology Department budget for G.I.S. server hosting services.]

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 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 but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 8th day of July, 2013.

PASSED AND APPROVED on this the ___ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney



Pricing

Pricing for the proposed Web LoGISTics design and development for the City of Kingsville is included below. Optional and additional functionality can be discussed between Timmons Group and the City of Kingsville.

Item	NRS	MRC
Project Initiation and Planning	\$1,500	
Site/Database Development	\$3,600	
Site/Database Testing	\$2,500	
Site/Database Deployment	\$1,200	
Site/Database Hosting - per month beginning when site goes live		\$600

Optional Development	NRS	MRC
*Buffer Tool on All Layers (Buffering on parcels only is included above)	*\$1,500	
*Data Extract (Extracts data in visible extent of map)	*\$2,880	
**Web Editing	**	
**Distance/Bearing Tool	**	
**Ability to Add Legend Items and Edit Legend Display	**	

*Items are optional and can be added to the site for a one time price in the NRS field.

**Items are optional, but not priced due to varying requirements that would need to be discussed and further scoped between the City and Timmons Group before pricing.



Engineering Department

361-595-8005
361-595-8035 Fax

DATE: May 30, 2013
TO: David Mason, Director of Purchasing and Information Technology
FROM: Paul Laraway, Geographic Information System (GIS) Technician
REF: RFP 13-11 GIS Proposal

The City of Kingsville Engineering Department has reviewed and evaluated all submitted proposals in reference to RFP 13-11 Geographic Information System (GIS) Server that will develop, design, launch, and host a user friendly web application to deploy the data to end users. The organization/companies service must allow The City of Kingsville Engineering Department and IT groups to easily manage and add content in order to allow for frequent changes in the dynamic environment in which we work where things continuously change. The design and layout should be aesthetically pleasing, simple for users to navigate, and provide tools necessary to manipulate data and data layers. The site must also be completely secure against intrusion.

The RFP 13-11 received proposals from various candidate organizations/companies including Sam's Inc., City Gate GIS, LJA Engineering, and Timmons Groups. After reviewing each proposal based upon qualifications/experience, operational plan for the city, resources and availability, past performance, including price proposal (**Attachment #1**) for all listed services in proposal (**Attachment #2**). Engineering would recommend to pursue with Timmons Group has the organization to fulfill all GIS Server Hosting production for the City of Kingsville.

ATTACHMENT #1
RFP NO. 13-11 GIS PROPOSAL EVALUATION SUMMARY

<u>Companies</u>	<u>Max. Pts</u>	<u>Evaluation #1</u>	<u>Evaluation #2</u>	<u>Evaluation #3</u>	<u>TOTAL</u>
Timmons	100	79	84	87	250
SAM	100	79	78	81	238
LJA Eng.	100	44	48	41	133
Citygate GIS	100	65	58	50	173

RFP NO. 13-11 GIS PROPOSAL EVALUATION #1

<u>EVALUATION CRITERIA</u>	<u>Max. Pts</u>	<u>Timmons</u>	<u>SAM</u>	<u>Citygate GIS</u>	<u>LJA Eng.</u>
Qualifications and experience	20	18	18	10	15
Operational plan for the City	25	18	20	5	15
Resources and availability	20	15	15	5	10
Past performance	25	21	20	15	20
Price Proposal	10	7	6	9	5
TOTAL POINTS	100	79	79	44	65

RFP NO. 13-11 GIS PROPOSAL EVALUATION #2

<u>EVALUATION CRITERIA</u>	<u>Max. Pts</u>	<u>Timmons Group</u>	<u>SAM Inc.</u>	<u>Citygate GIS</u>	<u>LJA Engineering Inc.</u>
Qualifications and experience	20	17	15	10	15
Operational plan for the City	25	20	20	10	15
Resources and availability	20	20	18	5	10
Past performance	25	20	20	15	15
Price Proposal	10	7	5	8	3
TOTAL POINTS	100	84	78	48	58

RFP NO. 13-11 GIS PROPOSAL EVALUATION #3

EVALUATION CRITERIA	Max. Pts	Timmons Group	SAM Inc.	Citygate GIS	LJA Engineering, Inc.
Qualifications and experience	20	18	16	8	13
Operational plan for the City	25	20	18	9	10
Resources and availability	20	20	21	5	10
Past performance	25	20	20	12	13
Price Proposal	10	9	6	7	4
TOTAL POINTS	100	87	81	41	50

ATTACHMENT #2

The following criteria must be met to achieve a successful project:

- Visually and aesthetically pleasing design
- User-friendly environment that is easy to navigate
- Data can be changed/modified easily by The City of Kingsville Engineering Department personnel with minimal effort
- All software and licensing requirements should be included as part of this project
- Web Application should be compatible with all current web browsing technology and easily upgradeable
- Ability to work closely with The City of Kingsville Engineering Department and IT Manager on coordination of project tasks and resources
- Plan and perform a complete testing process on web site and database in order to ensure functionality
- Hosted data must be easily manipulated by end users with tools as:
 - Measurement tools (with selectable units for each)
 - Point tool
 - XY point tool (coordinates)
 - Line tool
 - Distance/Bearing line tool
 - Buffer tool
 - XY buffer tool (coordinates)
 - Freehand drawing tools (lines and polygons)
 - Area measurement tools
 - Text tools
 - Layer manager
 - Selectable base maps and aerials
 - Ability to turn layers on/off
 - Ability to add external data
 - Ability to see all information on specific layers with a point and click interface
 - Property identifier and/or report view
 - Editable legend creator
 - Ability to add legend items and edit legend display
 - Ability to add scale bars
 - Printing tools and print preview
 - Search and query tools
 - Data downloads
- Application must be secure against intrusion and City of Kingsville Engineering Department and IT staff must be allowed to set permissions on data

City of Kingsville
Proposed/Possible Expenditure of Additional FY 2012 Budget Savings
7/22/13

Additional Budget Savings from FY2012	\$600,000
(1) Agenda Items No. 15 & 16 at 2/25/13 Commission Meeting– Equipment for Community Appearance Division of the Planning and Development Services Dept. (Approved)	<u>(42,480)</u>
Amount Remaining 2/25/13	\$557,520
(2) Agenda Items No. 9 & 10 at 3/25/13 Commission Meeting – Trees on West Santa Gertrudis Median (Pending)	(40,623)
(3) Agenda Items No. 12 & 13 at 3/25/13 Commission Meeting – Dumpster Enclosures	<u>(70,124)</u>
Amount Remaining 3/25/13	\$446,773
(4) Agenda Item No. 2 at 6/10/13 Commission Meeting – Economic Development (Cash Portion) Incentive to Zarsky Development Company, LLC for Wildwood Trails Subdivision	<u>(300,000)</u>
Amount Remaining 6/10/13	\$146,773
(5) Agenda Item No. 3 at 7/22/13 Commission Meeting (Adoption) – G.I.S. Server Hosting Services	(14,980)
(6) Agenda Item No. 12 at 7/22/13 Commission Meeting (Introduction) - Amend Interlocal Agreement with TAMUK School of Engineering for additional design services on Kleberg Street	(6,000)
(7) Agenda Item No. 23 at 7/22/13 Commission Meeting (Introduction) – Additional demolition activity by Community Appearance Office	(35,830)
(8) Agenda Item No. 26 at 7/22/13 Commission Meeting (Introduction) – Purchase of Downtown Streetscape Furniture in partnership with Keep Kingsville Beautiful (KKB)	<u>(14,775)</u>
Amount Remaining 7/22/13	<u>\$75,188</u>

AGENDA ITEM #4



MEMORANDUM

From
The Human Resource Department

Date: July 15, 2013
To: Mr. Vincent Capell
City Manager
From: Diana Gonzales, SPHR
Human Resource Director
Subject: Civil Service Commission Reappointment

The three (3) year Civil Service Commission appointment for Ms. Dora Martinez expired on June 28, 2013. Ms. Martinez is interested in continuing her service for another 3 year term appointment.

Ms. Martinez Appointment History

Original Appointment	January 8, 2007
Reappointment	June 28, 2010

History:

The City's Civil Service Commission consists of three (3) individuals who are appointed by the municipality's chief executive and confirmed by the governing body of the municipality. Members serve staggered three-year terms with the term of one member expiring each year. A person appointed to this position must meet guidelines established by Texas Local Government Code Chapter 143.006 (c) as follows:

1. be of good moral character;
2. be a United States citizen;
3. be a resident of the municipality who has resided in the municipality for more than three years;
4. be over 25 years of age; and
5. not have held a public office within the preceding three years.

Additional exceptions to (c)5 above,

"the municipality's chief executive may reappoint a commission member to consecutive terms. A commission member may not be reappointed to more than a third consecutive term unless the member's reappointment to a fourth or subsequent consecutive term is confirmed by a two-thirds majority of all the members of the municipality's governing body."

AGENDA ITEM #5



Planning Department

TO: Mayor Fugate & Commission Members

Through: Vince Capell, City Manager

FROM: Robert G. Isassi, Director of Planning & Development Services

SUBJECT: Reappointment of Mr. Wayne Quandt to Zoning Board of Adjustment (ZBA)

DATE: July 15, 2013

This is a request from the City to reappoint Mr. Wayne Quandt to the Zoning Board of Adjustment. Mr. Quandt's 2-year term has expired and will require a Commission-approved reappointment.

Mr. Quandt has been a dedicated board member Since December 2010 and has served these last two-years with distinction. The Director of Planning and Development Services highly recommends Mr. Quandt's reappointment to a second 2-year term.

REGULAR AGENDA

AGENDA ITEM #6



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 528 S. 18TH.		INSPECTOR DANIEL RAMIREZ	
LEGAL DESCRIPTION TERRACE VILLAGE	BLOCK 5	LOT 23	
OWNER NAME JUAN RIOS	OWNER'S ADDRESS 526 S. 18TH.	CITY/STATE/ZIP KINGSVILLE / TX / 78363	

PROPERTY CONDITION REPORT

	ACCEPTABLE			REASON CODE	COMMENTS
	YES	NO	N/A		
Building					
Condition		X		HADP	1, 2
Yard					
Condition		X		HVAP	1
Utilities					
Electric		X		HOP	
Gas		X		M	
Water		X		M	
Roof					
Covering		X		HBADP	5
Structure		X		HBADP	
Walls					
Exterior		X		HOADP	4
Interior		X		HOADP	
Ceilings		X		HOADP	
Windows/Doors					
Secured		X		BHAP	2, 3
Condition		X		BHAP	
Foundation					
Floors	X				
Plumbing		X		MAHAP	
Electrical		X		MAHAP	

REASON CODES:

B-Broken	D-Dirty	I-Incomplete	D-Dilapidated
M-Missing	H-Hazard	O-Outdated	P-Pictures
V-Overgrown	N-Needs Repairs	A-Abandoned	

ADDITIONAL COMMENTS:

1. AN ATTRACTIVE NUCIANCE TO CHILDREN
2. A HARBOR FOR VAGRANTS, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. UNSECURED STRUCTURE
4. PARTIAL AESBESTOS SIDING
5. UNCOVERED ROOF

SIGNATURE:

Daniel N. Ramirez

DATE:

6/20/17

CONDEMNATION CHECKLIST

Property Address:

528 S 18th

Phone: _____

Property Owner:

Juan E. Rojas

Phone: _____

Owner's Address:

528 S 18th
Longville, TX 78363

Fax: _____

**BEGINNING
DATE**

**ENDING
DATE**

ACTION

☐ 6-26-12

☐ 6-26-12

1. Identify structure unfit for human habitation.

☐ 6-26-12

☐ 6-26-12

2. Inspect Property. (Building Official)

☐ 6-26-12

☐ 6-26-12

☐ a. Prepare inspection report.

☐ 6-26-12

☐ 6-26-12

☐ b. Photograph property.

☐ 6-26-12

☐ 6-26-12

3. Determine ownership from county assessment & tax collection record.

☐ 6-26-12

☐ 6-26-12

4. Obtain legal description.

☐ 6-26-12

☐ 6-26-12

5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.

☐ 4-25-13

☐ 4-25-13

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.

☐ 6-17-18

☐ 6-17-13

7. If response is not received or is not adequate, proceed as follows:

☐ 6-17-18

☐ 6-17-13

8. 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.

☐ 6-18-13

☐ 6-18-13

☐ a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.

1) Post affidavit in newspaper twice a week for one week

9. Post sign on property advising date the City Council will consider condemnation of structure.

☐ 6-18-13
☐ 6-18-13

☐ 6-18-13
☐ 6-18-13

☐ 6-18-13

☐ 6-18-13

☐

☐

☐

☐

☐

☐

☐

☐

☐

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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



22. 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.

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

* PROPERTY DESCRIPTION ACCT # 1-748-005-23000-192 *
* TERRACE VILLAGE, BLOCK 5, LOT 23 *
* *
* TOWN - LOCATION- 528 S 18TH ST *
* ACRES - .179 *
* LAND MKT VALUE 6240 IMPR/PERS MKT VALUE 8730 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 14970 *
* LIMITED TXBL. VALUE 8730 *
* EXEMPTIONS GRANTED: H *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

RIOS JUAN E
526 S 18TH ST
KINGSVILLE TX 78363-5911

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2010	.00	.00	.00	.00
TAXES 2011	.00	.00	.00	.00
TAXES 2012	336.98	50.55	.00	387.53
	-----	-----	-----	-----
	336.98	50.55	.00	387.53
				=====
			TOTAL DUE 06/2013	387.53
ACCT # 1-748-005-23000-192			TOTAL DUE 07/2013	477.15
			TOTAL DUE 08/2013	481.23
			TOTAL DUE 09/2013	485.26

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 111.50 16.73 .00 128.23 *
* CITY OF KINGSVILLE 126.08 18.91 .00 144.99 *
* KINGSVILLE ISD 93.23 13.98 .00 107.21 *
* SOUTH TX WATER AUTH 6.17 .93 .00 7.10 *

TAX LEVY FOR THE CURRENT ROLL YEAR: 137 111.50
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 126.08
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 93.23
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 6.17
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 336.98

DATE 04/25/2013

STATEMENT OF ALL TAXES DUE

SD

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

* PROPERTY DESCRIPTION ACCT # 1-748-005-23000-192 *
* TERRACE VILLAGE, BLOCK 5, LOT 23 *
* *
* TOWN - LOCATION- 528 S 18TH ST *
* ACRES - .179 *
* LAND MKT VALUE 6240 IMPR/PERS MKT VALUE 8730 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 14970 *
* LIMITED TXBL. VALUE 8730 *
* EXEMPTIONS GRANTED: H *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

RIOS JUAN E
526 S 18TH ST
KINGSVILLE TX 78363-5911

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2010	.00	.00	.00	.00
TAXES 2011	336.01	90.72	85.34	512.07
TAXES 2012	336.98	37.08	.00	374.06
	-----	-----	-----	-----
	672.99	127.80	85.34	886.13
				=====
ACCT # 1-748-005-23000-192		TOTAL DUE 04/2013		886.13
		TOTAL DUE 05/2013		896.91
		TOTAL DUE 06/2013		907.67
		TOTAL DUE 07/2013		1,001.32

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 223.92 42.62 28.55 295.09 *
* CITY OF KINGSVILLE 252.16 47.91 32.02 332.09 *
* KINGSVILLE ISD 184.57 34.92 23.20 242.69 *
* SOUTH TX WATER AUTH 12.34 2.35 1.57 16.26 *

TAX LEVY FOR THE CURRENT ROLL YEAR: 137 111.50
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 126.08
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 93.23
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 6.17
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 336.98

CKI - CITY OF KINGSVILLE

Geo ID Order

06/07/2012 08:29AM

Prop ID	Owner	% Legal Description	Effective Acres:	Imp HS:	Market:	Values		
20675	17656	100.00 R Geo: 174800520000192	0.000000	53,400	59,640			
SALINAS ROMUALDO		TERRACE VILLAGE, BLOCK 5, LOT 20		Imp NHS:	0	Prod Loss:	0	
ETUX NOELIA				Land HS:	6,240	Appraised:	59,640	
606 S 18TH ST			Acres: 0.0000	Land NHS:	0	Cap:	0	
KINGSVILLE, TX 78363-5912		State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	59,640	
		Situs: 606 S 18TH ST	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			59,640	0	59,640	0.842200	502.29
12965	55424	100.00 R Geo: 174800521000192	0.000000	0	71,520			
BANDA JOSE R		TERRACE VILLAGE, BLOCK 5, LOT 21		Imp NHS:	65,280	Prod Loss:	0	
GUADALUPE B BANDA				Land HS:	0	Appraised:	71,520	
602 S 18TH ST			Acres: 0.0000	Land NHS:	6,240	Cap:	0	
KINGSVILLE, TX 78363-5912		State Codes: A	Map ID:	PLAT Prod Use:	0	Assessed:	71,520	
		Situs: 602 S 18TH 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			71,520	0	71,520	0.842200	602.34
21424	46437	100.00 R Geo: 174800522000192	0.000000	0	37,190			
ROGERS CHRISTOPHER WAYNE		TERRACE VILLAGE, BLOCK 5, LOT 22		Imp NHS:	30,950	Prod Loss:	0	
371B W COUNTY ROAD 2160				Land HS:	0	Appraised:	37,190	
KINGSVILLE, TX 78363-2838			Acres: 0.0000	Land NHS:	6,240	Cap:	0	
		State Codes: B	Map ID:	Prod Use:	0	Assessed:	37,190	
		Situs: 534 S 18TH 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			37,190	0	37,190	0.842200	313.21
13800	13061	100.00 R Geo: 174800523000192	0.000000	8,730	14,970			
RIOS JUAN E		TERRACE VILLAGE, BLOCK 5, LOT 23		Imp HS:	0	Market:	14,970	
526 S 18TH ST				Imp NHS:	0	Prod Loss:	0	
KINGSVILLE, TX 78363-5911				Land HS:	0	Appraised:	14,970	
			Acres: 0.0000	Land NHS:	6,240	Cap:	0	
		State Codes: A	Map ID:	Prod Use:	0	Assessed:	14,970	
		Situs: 528 S 18TH ST 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			14,970	0	14,970	0.842200	126.08
22204	11513	100.00 R Geo: 174800524000192	0.000000	0	43,710			
VILLALON ANTONIO		TERRACE VILLAGE, BLOCK 5, LOT 24		Imp HS:	0	Market:	43,710	
1621 SANTA MARIA ST				Imp NHS:	37,470	Prod Loss:	0	
KINGSVILLE, TX 78363-3452				Land HS:	0	Appraised:	43,710	
			Acres: 0.0000	Land NHS:	6,240	Cap:	0	
		State Codes: B	Map ID:	PLAT Prod Use:	0	Assessed:	43,710	
		Situs: 520 S 18TH 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			43,710	0	43,710	0.842200	368.13
14589	13628	100.00 R Geo: 174800525000192	0.000000	0	37,870			
LEESON DAVID W		TERRACE VILLAGE, BLOCK 5, LOT 25		Imp HS:	0	Market:	37,870	
7311 ESTRID TRL				Imp NHS:	31,630	Prod Loss:	0	
SAN ANTONIO, TX 78244-2322				Land HS:	0	Appraised:	37,870	
			Acres: 0.0000	Land NHS:	6,240	Cap:	0	
		State Codes: B	Map ID:	Prod Use:	0	Assessed:	37,870	
		Situs: 514 S 18TH 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			37,870	0	37,870	0.842200	318.94
22969	56202	100.00 R Geo: 174800526000192	0.000000	0	38,280			
CORKILL PAUL JR EST		TERRACE VILLAGE, BLOCK 5, LOT 26		Imp HS:	0	Market:	38,280	
ETUX SARA				Imp NHS:	32,040	Prod Loss:	0	
4502 MEADOW LARK LN				Land HS:	0	Appraised:	38,280	
KINGSVILLE, TX 78363-2755			Acres: 0.0000	Land NHS:	6,240	Cap:	0	
		State Codes: A	Map ID:	Prod Use:	0	Assessed:	38,280	
		Situs: 508 S 18TH 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			38,280	0	38,280	0.842200	322.39

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



JUNE 26, 2012

JUAN E RIOJAS
526 S 18TH
KINGSVILLE TX 78363- 5911

Re: TERRACE VILLAGE, BLOCK 5, LOT 23

528 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **528 S 18TH** 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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (JULY 29, 2012) FROM RECEIPT THIS LETTER.

WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (JULY 9, 2012) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (JULY 29, 2012) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,



Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



APRIL 25, 2013

JUAN E RIOJAS
526 S 18TH
KINGSVILLE, TX 78363-5911

Re: TERRACE VILLAGE, BLOCK 5 LOT 23 528 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **528 S 18TH** 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.

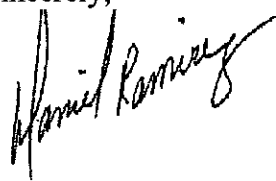
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez". The signature is written in a cursive style with a long, sweeping underline that extends to the right.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 0974

June 17, 2013

JUAN E RIOJAS
526 S 18TH
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 528 S 18TH**

Dear Sir or Madam:

On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **528 S 18TH** 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, JULY 22, 2013 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 JULY 22, 2013.

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

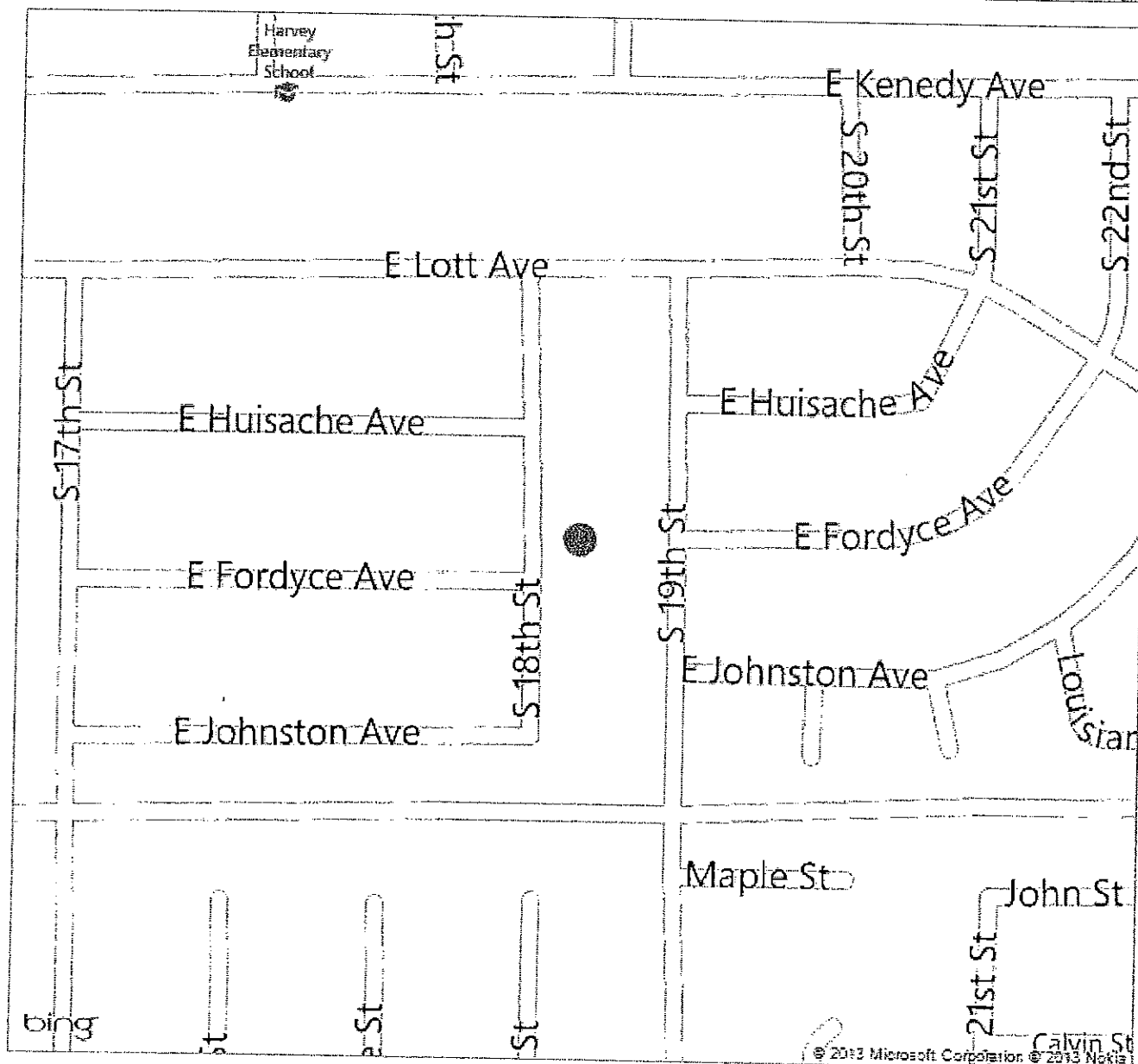
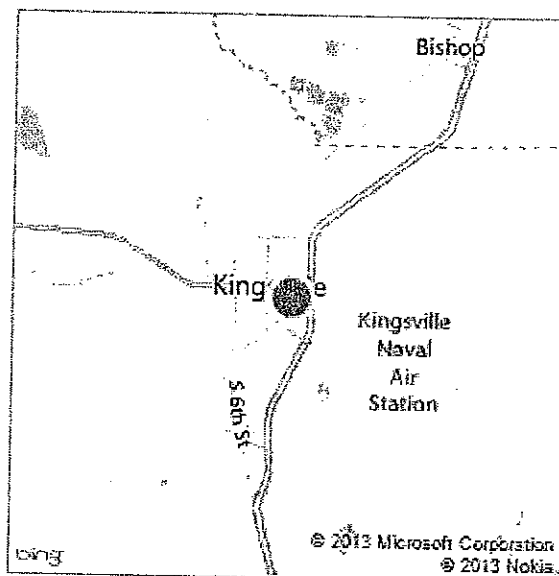
bing Maps

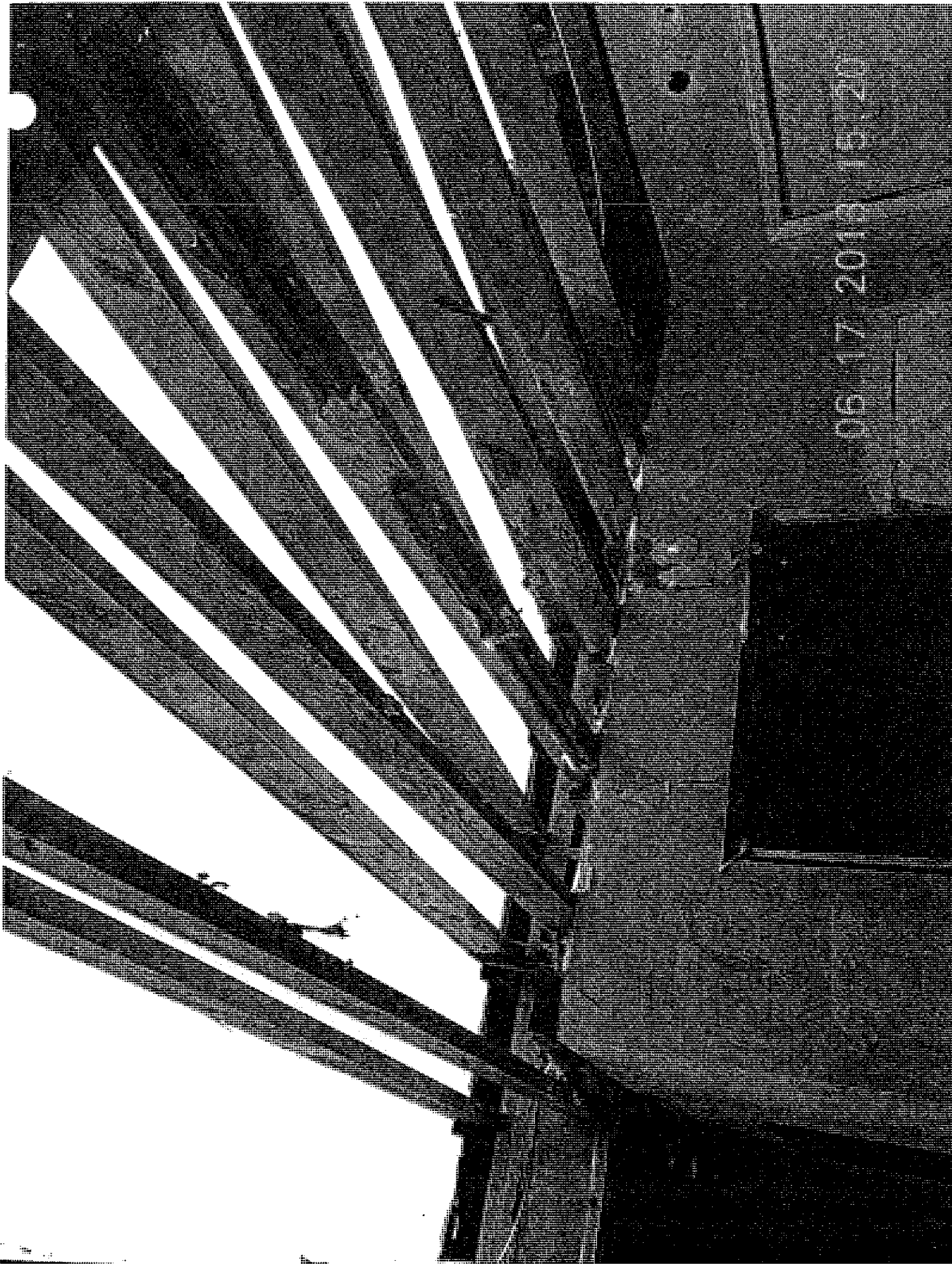
528 S 18th St, Kingsville, TX 78363

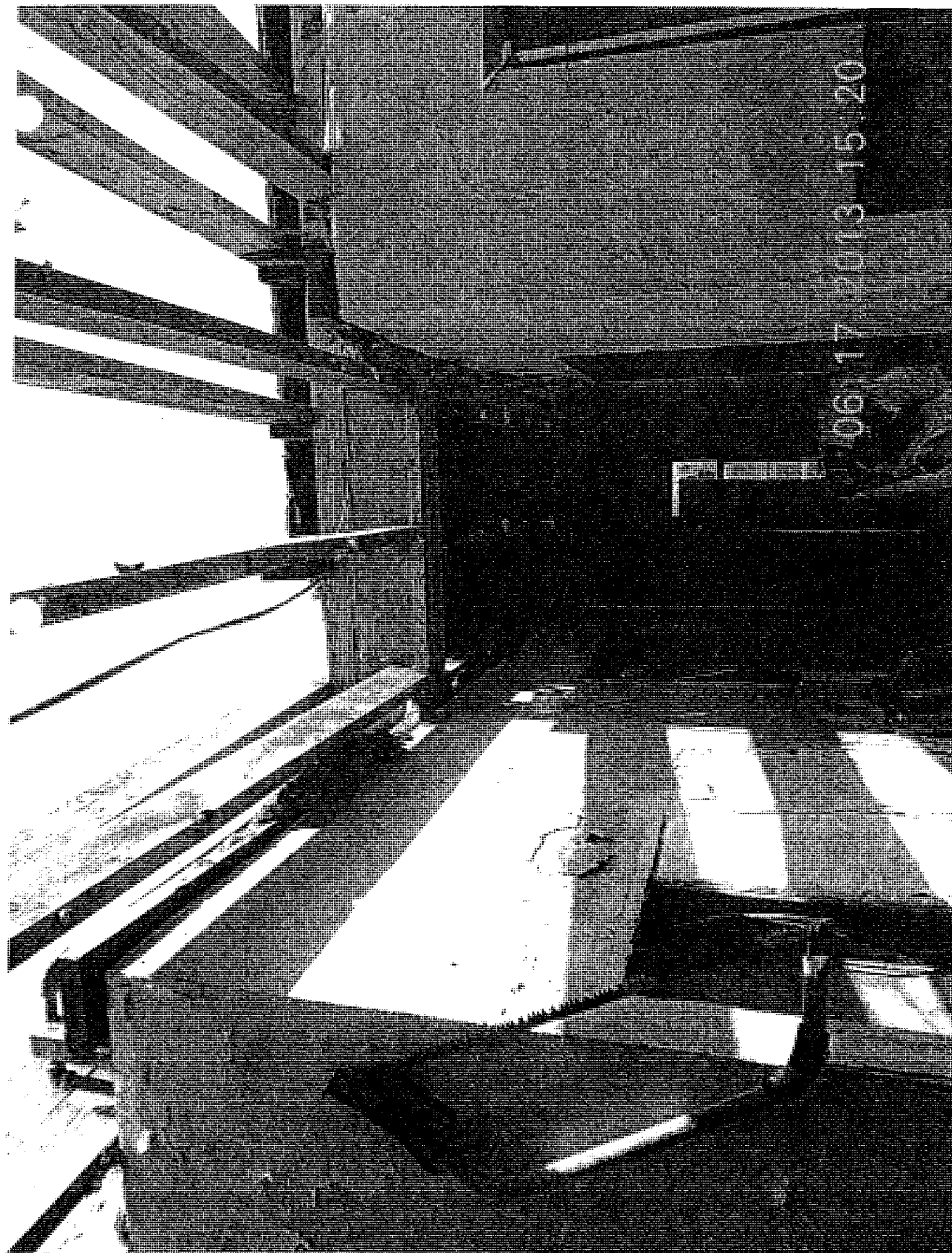
My Notes

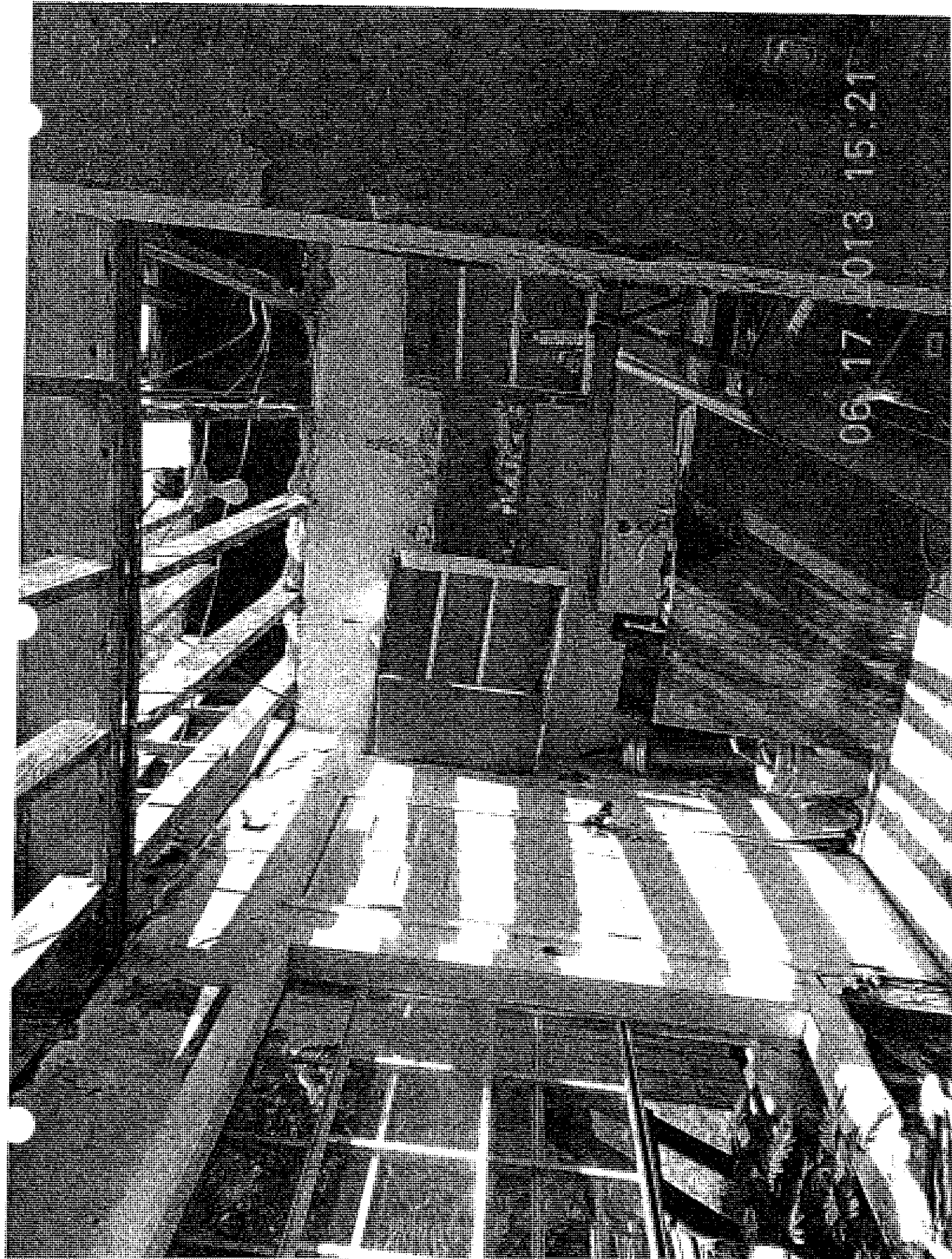


On the go? Use m.bing.com to find maps, directions, businesses, and more



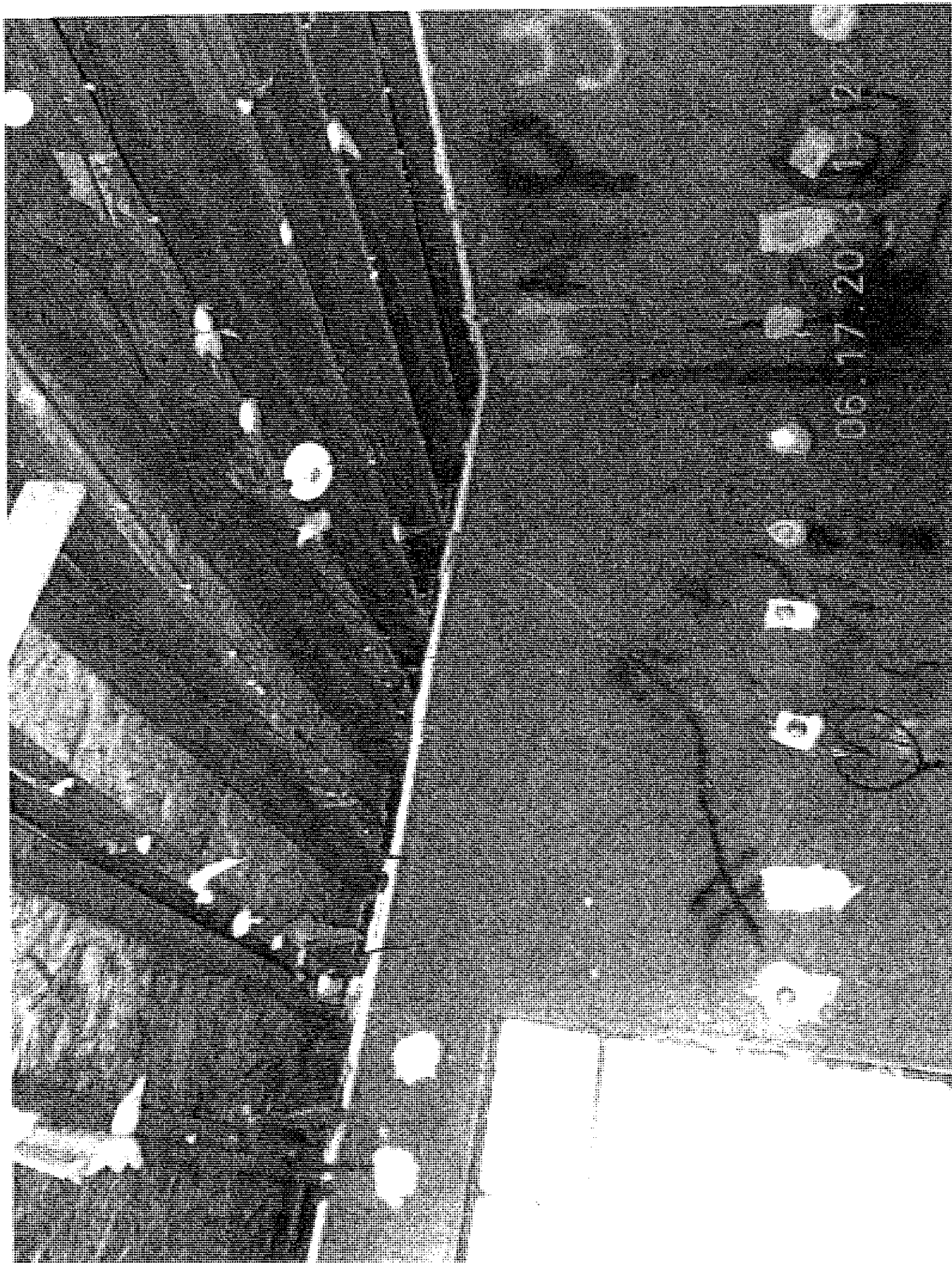




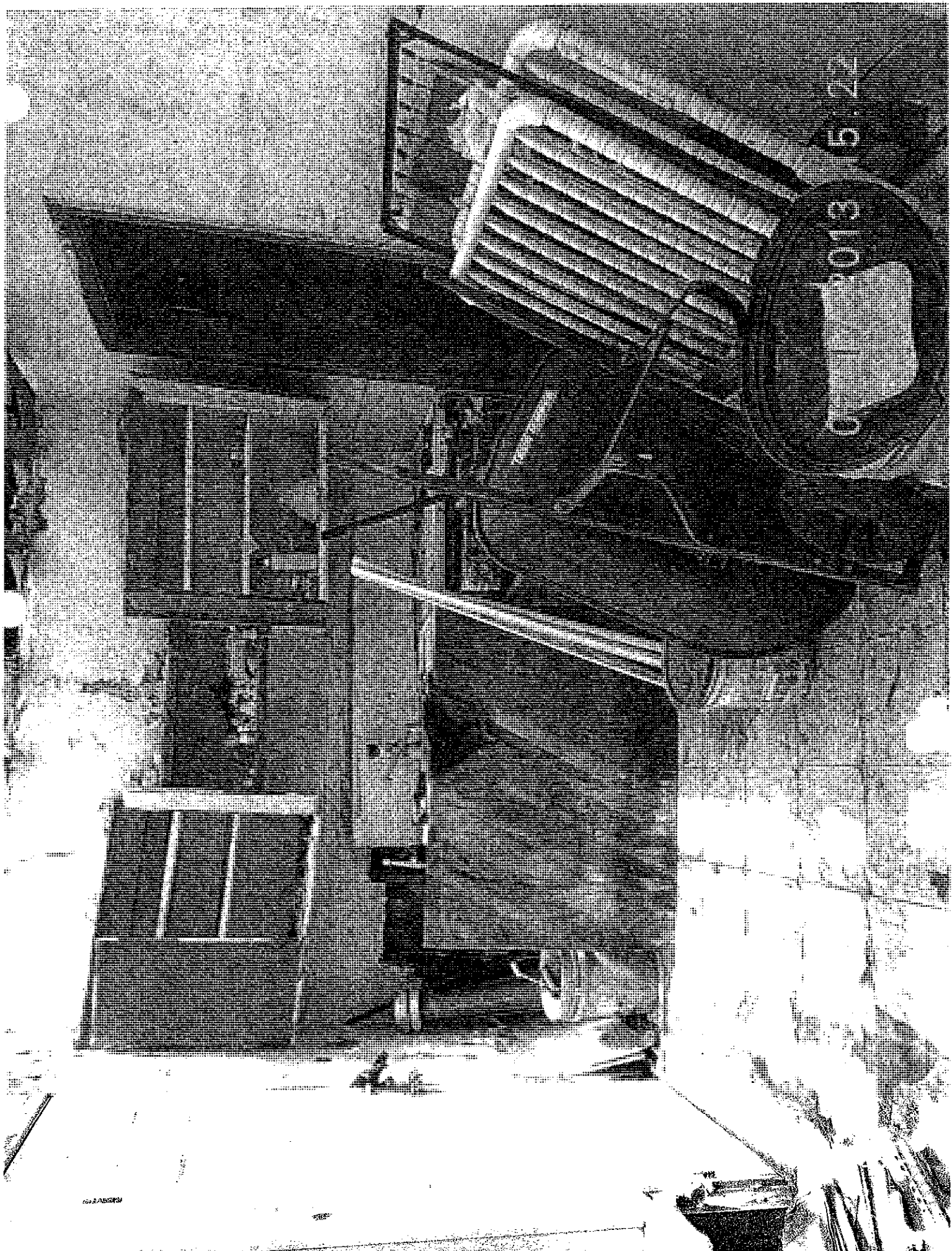


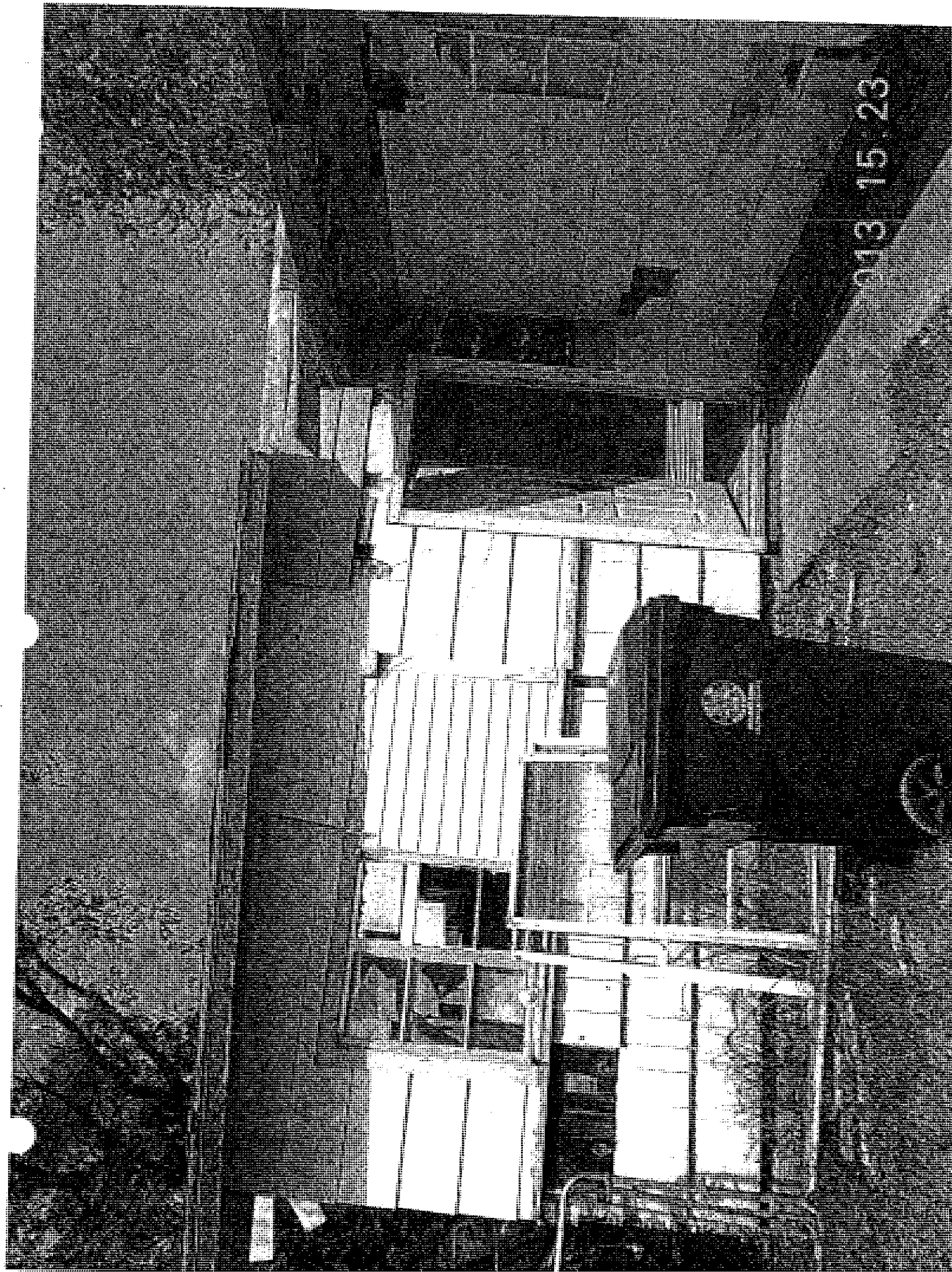
06/17/2013 15:21

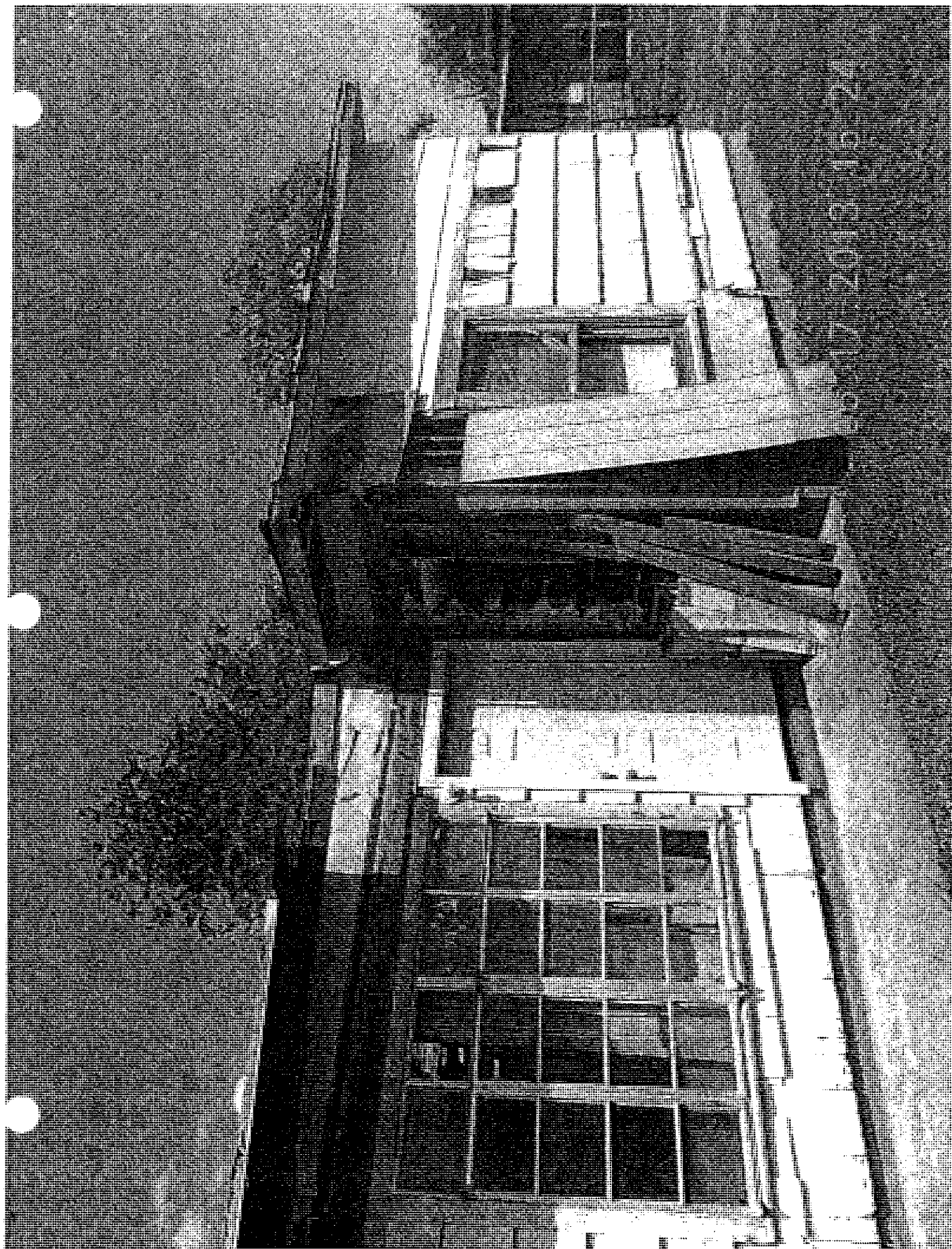




06.17.20







100.2

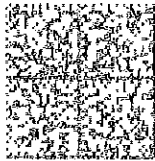


CERTIFIED MAIL



7011 0110 0000 4433 0607

78864

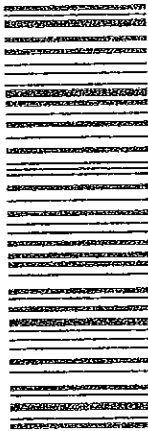


UNITED STATES POSTAGE
\$05.75
526518745
MAILED FROM ZIP CODE 78864

Juan Rios
526518745
MA 78864

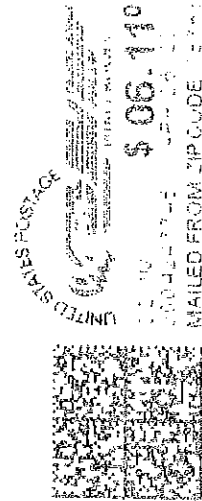
100.2

CERTIFIED MAIL



7011 1570 0003 3833 0851

78864
MILE, TEXAS



UNITED STATES POSTAGE
\$06.11
526518745
MAILED FROM ZIP CODE 78864

050313

Juan E. Rios
526518745

NIXIE 782 CB 1 01 05/01/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNDELIVERABLE FORWARD

EC: 78364 *1310-13810 26-87

78864

United States Postal Service

CITY OF INDIANAPOLIS

NOTICE

THE BOARD OF INDIANAPOLIS (BID) IS PROCEEDING TO RECONSIDER THE
BID FOR THE CITY OF INDIANAPOLIS (BID) CONSIDERATION

July 22, 2013 ON
5:28 5:18 PM

BY THE CITY OF INDIANAPOLIS

THE BOARD OF INDIANAPOLIS (BID) IS PROCEEDING TO RECONSIDER THE
BID FOR THE CITY OF INDIANAPOLIS (BID) CONSIDERATION

BY THE CITY OF INDIANAPOLIS

6-18-13

Handwritten signature

AGENDA ITEM #7



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 1221 E. HUISACHE		INSPECTOR DANIEL RAMIREZ	
LEGAL DESCRIPTION PLEASANTON	BLOCK 2	LOT E1.5' 10,11, W21'12	
OWNER NAME ALEXANDRO MUNIZ	OWNER'S ADDRESS 1221 E. HUISACHE AVE.	CITY/STATE/ZIP KINGSVILLE, TEXAS 78363-5917	

PROPERTY CONDITION REPORT

PICTURES TAKEN:	Y OR N Y	ACCEPTABLE			REASON CODE	COMMENT CODES
		YES	NO	N/A		
Building						
Condition			X		H, AB, AS	1, 2
Yard						
Condition			X		H, AB, OV	1
Utilities						
Electric			X		M	
Gas			X		M	
Water			X		M	
Roof						
Covering			X		H, AB	
Structure			X		H,,AB,	
Walls						
Exterior			X		H, AB, AS	4
Interior			X		H, AB, B,	
Ceilings			X		H, AB,	
Windows/Doors						
Secured			X		H, AB, B,	2, 3
Condition			X		H, AB, B,	
Foundation						
Exterior			X		H, AB, B,	
Interior			X		H, AB, B, D	
Plumbing			X		H, AB, B, OU	
Electrical			X		H, AB, B, 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, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF

SIGNATURE:

Daniel H. Ramirez

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

DATE:

6-24-13

CONDEMNATION CHECKLIST

Property Address: 1221 E Heuser Ave Phone: _____
 Property Owner: Alejandro Munoz / OMA Phone: _____
 Owner's Address: 221 E Heuser Ave Fax: _____
Kingsville TX 78363

BEGINNING DATE	ENDING DATE	ACTION
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report.
		<input type="checkbox"/> b. Photograph property.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	4. Obtain legal description.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	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.
<input type="checkbox"/> <u>4-25-13</u>	<u>4-25-13</u>	7. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	8. 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.
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
		1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>	9. Post sign on property advising date the City Council will consider condemnation of structure.

☐ 6-18-13
☐ 6-18-13

6-18-P
 6-18-13

☐ 6-18-13

6-18-13

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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



22. 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.

CKI - CITY OF KINGSVILLE

Geo ID Order

06/07/2012 08:26AM

Prop ID	Owner	%	Legal Description	Values
12499	12091	100.00	R Geo: 154500211000192 MUNIZ ALEJANDRO EST ETUX SIMONA 1221 E HUISACHE AVE KINGSVILLE, TX 78363-5917	Effective Acres: 0.000000 Imp HS: 9,930 Imp NHS: 0 Land HS: 3,800 Land NHS: 0 PLAT Prod Use: 0 Prod Mkt: 0 Market: 13,730 Prod Loss: 0 Appraised: 13,730 Cap: 0 Assessed: 13,730 Exemptions: HS,OV65
			State Codes: A Situs: 1221 E HUISACHE	Acres: 0.0000 Map ID: Mtg Cd: DBA:

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				13,730	8,400	5,330	0.842200	44.89

20984	33363	100.00	R Geo: 154500212000192 GARCIA GABRIEL 106 S PASTORIA AVE SUNNYVALE, CA 94086-5922	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 27,130 Land HS: 0 Land NHS: 3,840 PLAT Prod Use: 0 Prod Mkt: 0 Market: 30,970 Prod Loss: 0 Appraised: 30,970 Cap: 0 Assessed: 30,970 Exemptions:	Acres: 0.0000 Map ID: Mtg Cd: DBA:	State Codes: A Situs: 1225 E HUISACHE
-------	-------	--------	--	--	---	--

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				30,970	0	30,970	0.842200	260.83

14115	13284	100.00	R Geo: 154500215000192 MENDEZ PORFIRIO ETUX ORALIA 1206 E FORDYCE AVE KINGSVILLE, TX 78363-5914	Effective Acres: 0.000000 Imp HS: 34,380 Imp NHS: 0 Land HS: 6,000 Land NHS: 0 Prod Use: 0 Prod Mkt: 0 Market: 40,380 Prod Loss: 0 Appraised: 40,380 Cap: 0 Assessed: 40,380 Exemptions: HS,OV65	Acres: 0.0000 Map ID: Mtg Cd: DBA:	State Codes: A Situs: 1202 E FORDYCE
-------	-------	--------	---	--	---	---

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				40,380	8,400	31,980	0.842200	269.34

23272	54783	100.00	R Geo: 154500218000192 MENDEZ PORFIRIO JR 1206 E FORDYCE KINGSVILLE, TX 78363	Effective Acres: 0.000000 Imp HS: 86,290 Imp NHS: 0 Land HS: 4,000 Land NHS: 0 Prod Use: 0 Prod Mkt: 0 Market: 90,290 Prod Loss: 0 Appraised: 90,290 Cap: 0 Assessed: 90,290 Exemptions: HS	Acres: 0.0000 Map ID: Mtg Cd: DBA:	State Codes: A Situs: 1206 E FORDYCE
-------	-------	--------	--	---	---	---

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				90,290	0	90,290	0.842200	760.42

24028	19693	100.00	R Geo: 154500220000192 MCHANAY CONCEPCION EST % DORA M ALARCON 1007 N LANTANA DR KINGSVILLE, TX 78363-4226	Effective Acres: 0.000000 Imp HS: 0 Imp NHS: 17,140 Land HS: 0 Land NHS: 4,000 Prod Use: 0 Prod Mkt: 0 Market: 21,140 Prod Loss: 0 Appraised: 21,140 Cap: 0 Assessed: 21,140 Exemptions:	Acres: 0.0000 Map ID: Mtg Cd: DBA:	State Codes: A Situs: 1208 E FORDYCE
-------	-------	--------	--	--	---	---

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				21,140	0	21,140	0.842200	178.04

25552	20135	100.00	R Geo: 154500222001192 RUIZ RENERIO 1224 E FORDYCE AVE KINGSVILLE, TX 78363-5914	Effective Acres: 0.000000 Imp HS: 49,500 Imp NHS: 12,760 Land HS: 13,520 Land NHS: 0 Prod Use: 0 Prod Mkt: 0 Market: 75,780 Prod Loss: 0 Appraised: 75,780 Cap: 0 Assessed: 75,780 Exemptions: HS,OV65	Acres: 0.0000 Map ID: Mtg Cd: DBA:	State Codes: A Situs: 1224 E FORDYCE TX
-------	-------	--------	---	--	---	--

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				75,780	8,400	67,380	0.842200	567.47

15335	52786	100.00	R Geo: 154500301000192 GRUBB ERNESTINA C 1117 E FORDYCE AVE KINGSVILLE, TX 78363-5821	Effective Acres: 0.000000 Imp HS: 34,290 Imp NHS: 0 Land HS: 8,000 Land NHS: 0 Prod Use: 0 Prod Mkt: 0 Market: 42,290 Prod Loss: 0 Appraised: 42,290 Cap: 0 Assessed: 42,290 Exemptions: HS,OV65	Acres: 0.0000 Map ID: Mtg Cd: DBA:	State Codes: A Situs: 1117 E FORDYCE TX
-------	-------	--------	--	--	---	--

Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				42,290	8,400	33,890	0.842200	285.42

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

* PROPERTY DESCRIPTION ACCT # 1-545-002-11000-192 *
* PLEASANTON, BLOCK 2, LOT 'E1.5' 10, 11, W21' 12 *
* *
* TOWN - LOCATION- 1221 E HUISACHE *
* ACRES - .152 *
* LAND MKT VALUE 3800 IMPR/PERS MKT VALUE 9930 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 13730 *
* LIMITED TXBL. VALUE 13730 *
* EXEMPTIONS GRANTED: H S *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

MUNIZ ALEJANDRO EST
ETUX SIMONA
1221 E HUISACHE AVE
KINGSVILLE TX 78363-5917

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2001	9.98	14.87	3.73	28.58
TAXES 2002	69.26	94.89	24.62	188.77
TAXES 2003	84.88	106.11	28.65	219.64
TAXES 2004	103.77	117.26	44.21	265.24
TAXES 2005	47.44	47.91	19.07	114.42
TAXES 2007	51.01	39.28	18.06	108.35
TAXES 2008	52.83	34.34	17.43	104.60
TAXES 2009	52.83	28.00	16.17	97.00
TAXES 2010	54.98	22.55	15.51	93.04
TAXES 2011	54.98	15.95	14.18	85.11
TAXES 2012	.00	.00	.00	.00
	581.96	521.16	201.63	1,304.75
				=====
			TOTAL DUE 06/2013	1,304.75
ACCT # 1-545-002-11000-192			TOTAL DUE 07/2013	1,311.64
			TOTAL DUE 08/2013	1,318.57
			TOTAL DUE 09/2013	1,325.42

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 150.12 147.81 53.41 351.34 *
* CITY OF KINGSVILLE 431.31 372.75 147.99 952.05 *
* SOUTH TX WATER AUTH .53 .60 .23 1.36 *
* KINGSVILLE ISD .00 .00 .00 .00 *

TAX LEVY FOR THE CURRENT ROLL YEAR: 137 10.09
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 44.89
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 54.98

DATE 04/25/2013

STATEMENT OF ALL TAXES DUE

SD

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

* PROPERTY DESCRIPTION ACCT # 1-545-002-11000-192 *
* PLEASANTON, BLOCK 2, LOT E1.5' 10, 11, W21' 12 *
* *
* TOWN - LOCATION- 1221 E HUISACHE *
* ACRES - .152 *
* LAND MKT VALUE 3800 IMPR/PERS MKT VALUE 9930 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 13730 *
* LIMITED TXEL. VALUE 13730 *
* EXEMPTIONS GRANTED: H S *
* (REMOVAL OF EXEMPTIONS MAY RESULT IN ADDITIONAL TAXES DUE) *

MUNIZ ALEJANDRO EST
ETUX SIMONA
1221 E HUISACHE AVE
KINGSVILLE TX 78363-5917

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2001	9.98	14.67	3.70	28.35
TAXES 2002	69.26	93.50	24.42	187.18
TAXES 2003	84.88	104.41	28.39	217.68
TAXES 2004	103.77	115.18	43.79	262.74
TAXES 2005	47.44	46.96	18.88	113.28
TAXES 2007	51.01	38.26	17.85	107.12
TAXES 2008	52.83	33.29	17.22	103.34
TAXES 2009	52.83	26.95	15.96	95.74
TAXES 2010	54.98	21.44	15.28	91.70
TAXES 2011	54.98	14.84	13.96	83.78
TAXES 2012	54.98	6.05	.00	61.03
	636.94	515.55	199.45	1,351.94

ACCT # 1-545-002-11000-192

TOTAL DUE 04/2013	1,351.94
TOTAL DUE 05/2013	1,359.95
TOTAL DUE 06/2013	1,367.97
TOTAL DUE 07/2013	1,389.49

* BREAKDOWN OF TAX DUE BY JURISDICTION *
* JURISDICTION TAXES PEN & INT ATTY FEES TOTAL *
* KLEBERG COUNTY 160.21 145.91 52.87 358.99 *
* CITY OF KINGSVILLE 476.20 369.06 146.36 991.62 *
* SOUTH TX WATER AUTH .53 .58 .22 1.33 *
* KINGSVILLE ISD .00 .00 .00 .00 *

TAX LEVY FOR THE CURRENT ROLL YEAR: 137 10.09
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 44.89
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 54.98

CITY OF KINGSVILLE

P. O. BOX 1458 - KINGSVILLE, TEXAS 78364



JUNE 26, 2012

ALEJANDRO MUNIZ EST
ETUX SIMONA
1221 E HUISACHE
KINGSVILLE TX 78363- 5917

Re ;PLEASANTON ADD., BLOCK 2, LOT 1.5 10,11, W21 12 - 1221 E HUISACHE

Dear Sir or Madam:

It has been determined that the structure at **1221 E HUISACHE** 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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (JULY 29, 2012) FROM RECEIPT THIS LETTER.

WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (JULY 9, 2012) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (JULY 29, 2012) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,



Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 - KINGSVILLE, TEXAS 78364



April 25, 2013

ALEJANDRO MUNIZ % SIMONA MUNIZ
1221 E HUISACHE
KINGSVILLE, TX. 78363

Re: PLEASANTON, BLOCK 2 LOT E 1.5 10, 11 W 21'12 1221 E HUISACHE

Dear Sir or Madam:

It has been determined that the structure at **1221 E HUISACHE** 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.

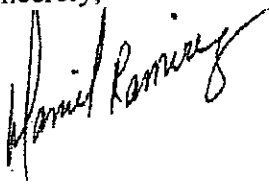
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez", written in a cursive style.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 0998

June 17, 2013

ALEJANDRO MUNIZ EST SIMONA MUNIZ
1221 E HUISACHE
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 1221 E HUISACHE**

Dear Sir or Madam:

On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **1221 E HUISACHE** 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, JULY 22, 2013 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 **JULY 22, 2013.**

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

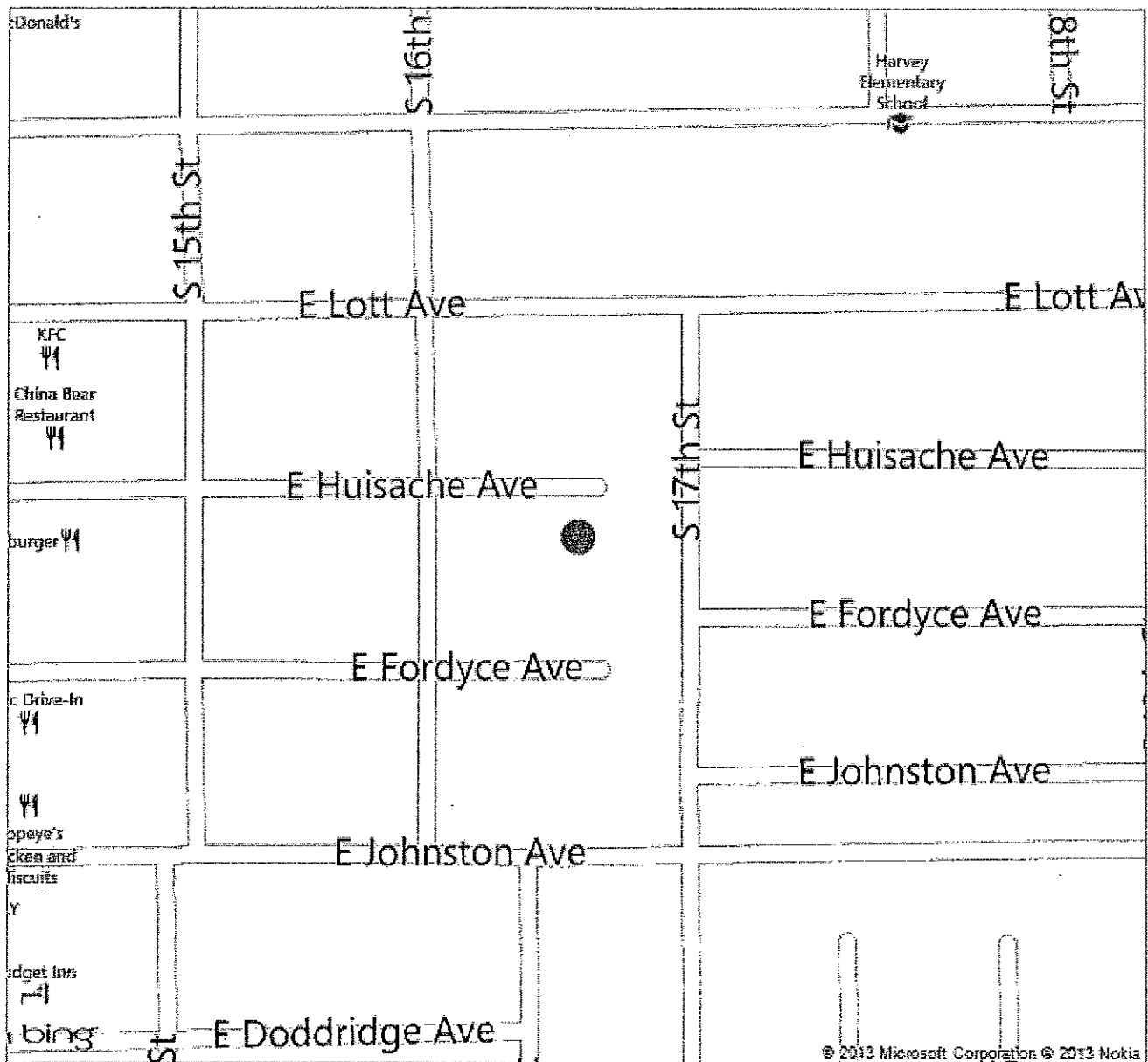
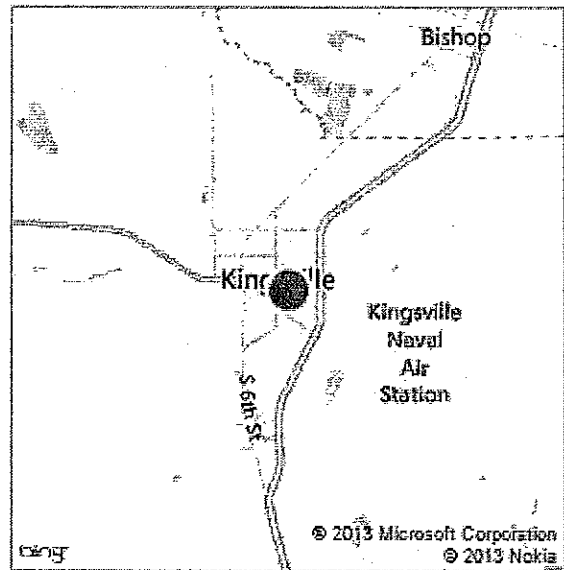
bing Maps

1221 E Huisache Ave, Kingsville, TX 78363

My Notes



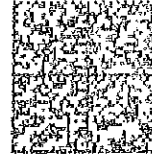
On the go? Use m.bing.com to find maps, directions, businesses, and more





CITY OF KINGSVILLE

P.O. BOX 1458 - KINGSVILLE, TEXAS 78364



UNITED STATES POSTAGE
02 1M \$ 00.46⁰
0004247745 APR 26 2013
MAILED FROM ZIP CODE 78363

Alejandro Muniz
Simona Muniz

1221

NIXIE

782 SE 1

00 05/04/13

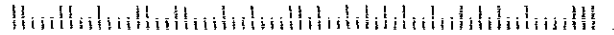
Kinc

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

BC: 78364145858

*0488-11500-26-38

783641458



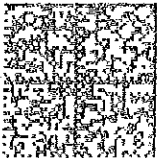
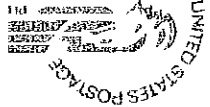
UNABLE TO FORWARD
NOT DELIVERABLE AS ADDRESSED
RETURN TO SENDER
05/04/13 02 1M
NIXIE 782 SE 1

Alejandro Muniz
Simona Muniz

Uff / #9 / 6-22-12

MAILED FROM ZIP CODE
0004247745

02 1M \$



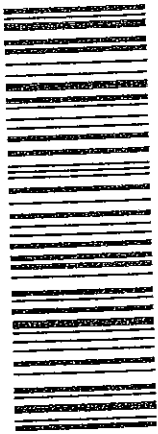
78364

78364145858



2012

CERTIFIED MAIL

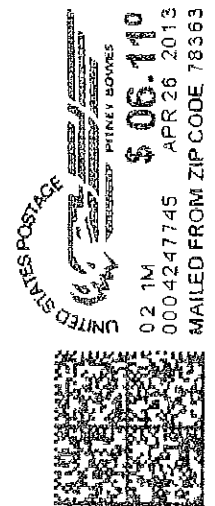


7011 1570 0003 3833 0912

VILLE, TEXAS 78364

051113

Alejandro Muniz
Simona Muniz
1221 F. Micho.
Kings

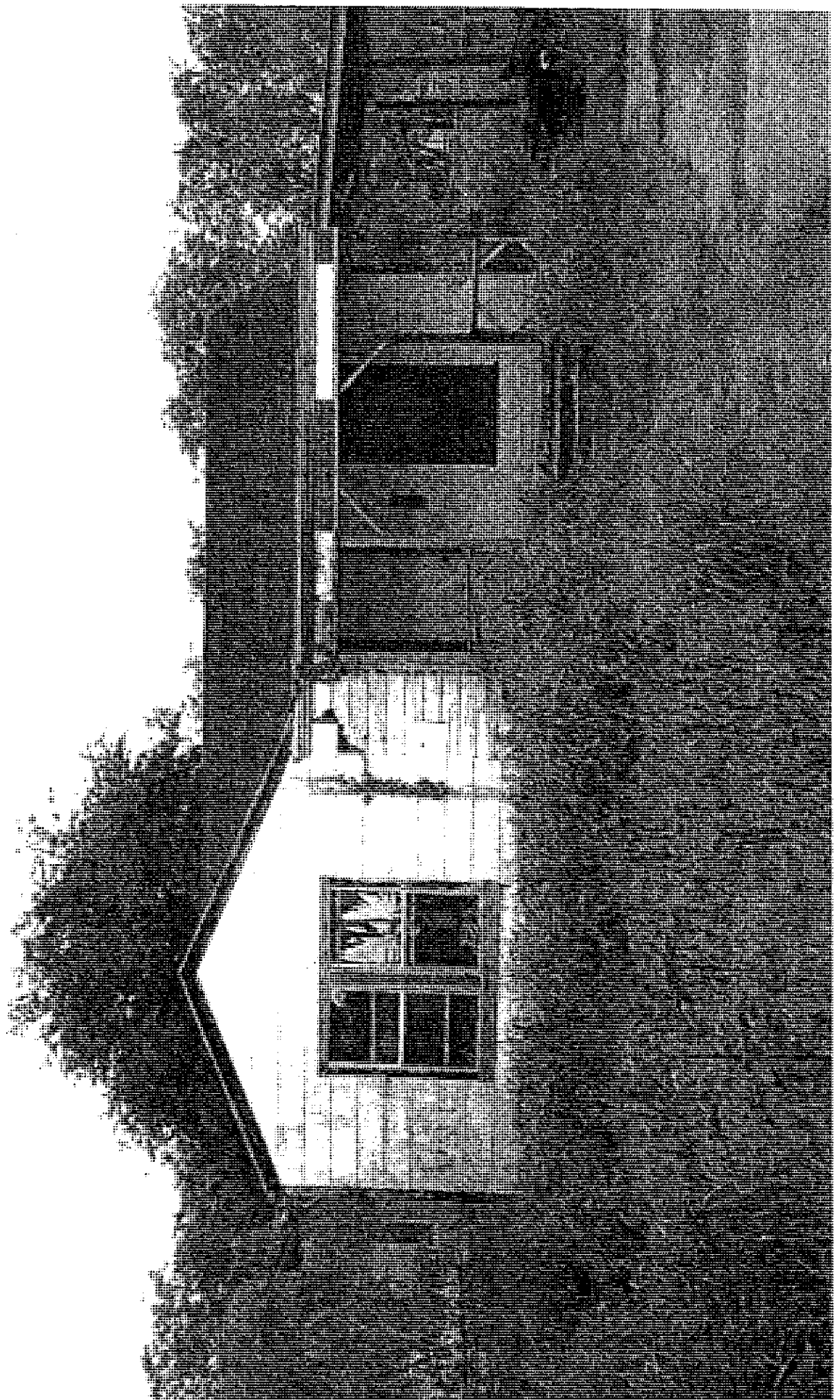


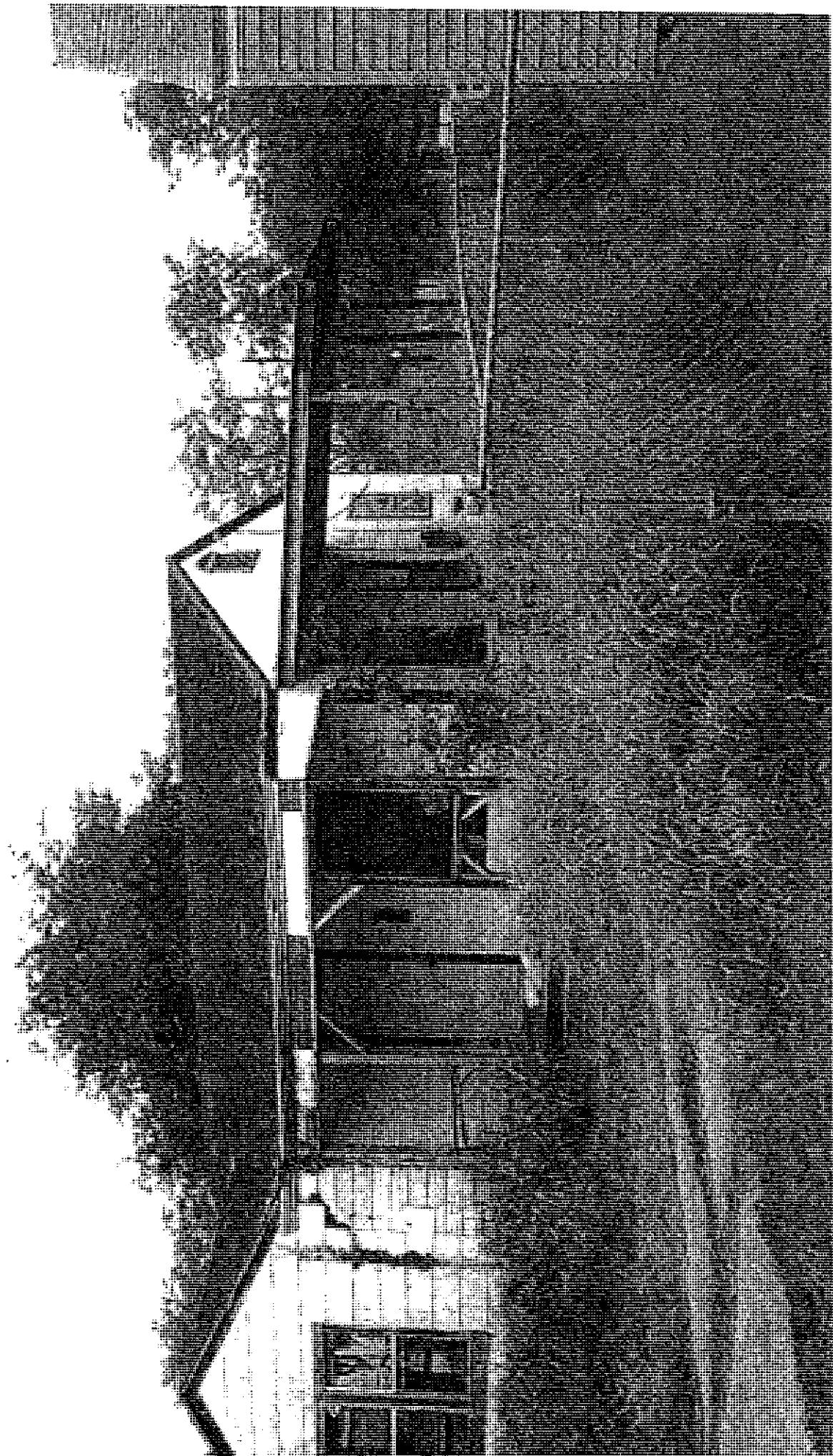
NTXIF 787 CC 1 01 05/07/13

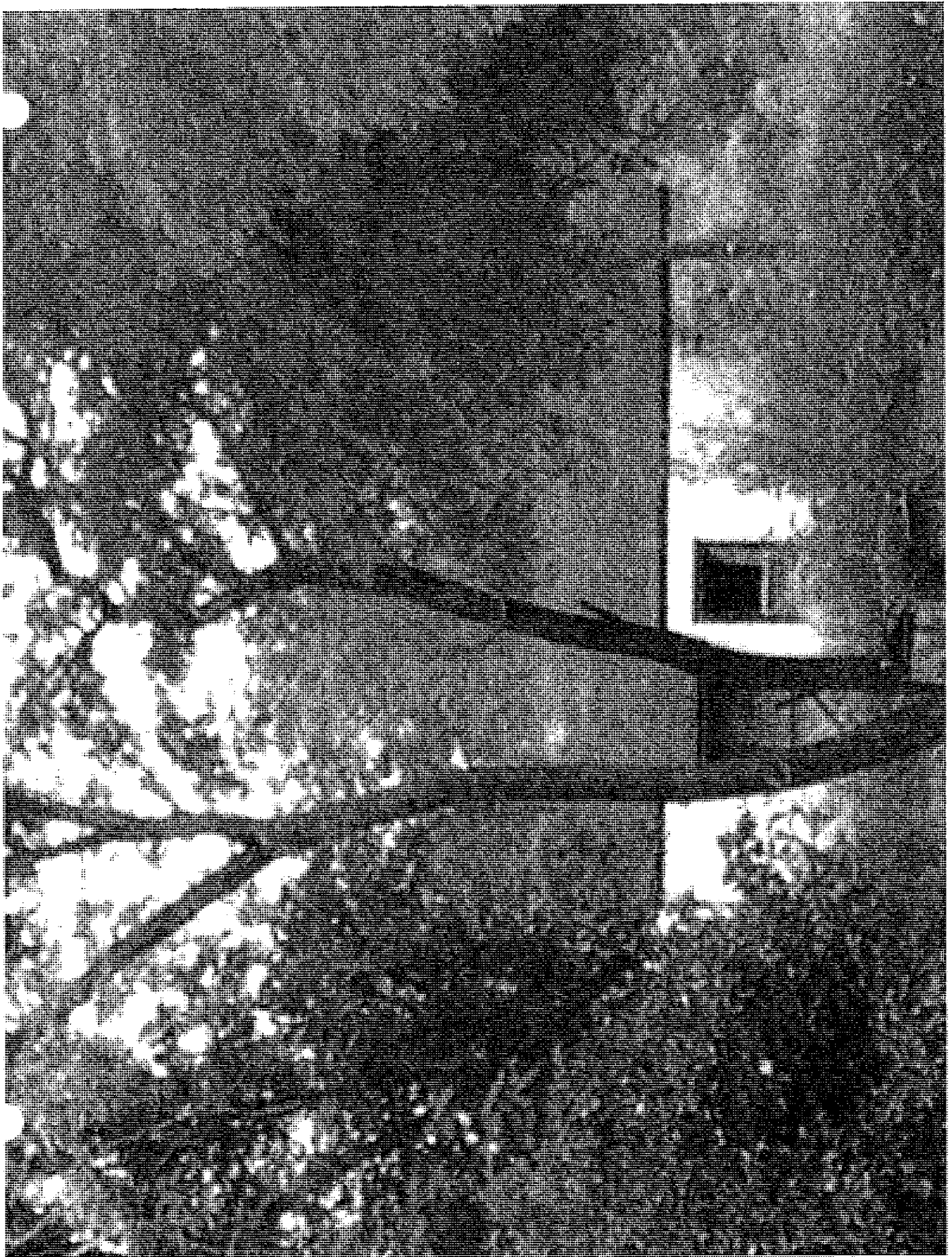
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

*2093-01092-07-01









NOTICE

NOTICE IS TO ADVISE YOU THAT THE CITY COUNCIL WILL CONSIDER CONDOMINIUM

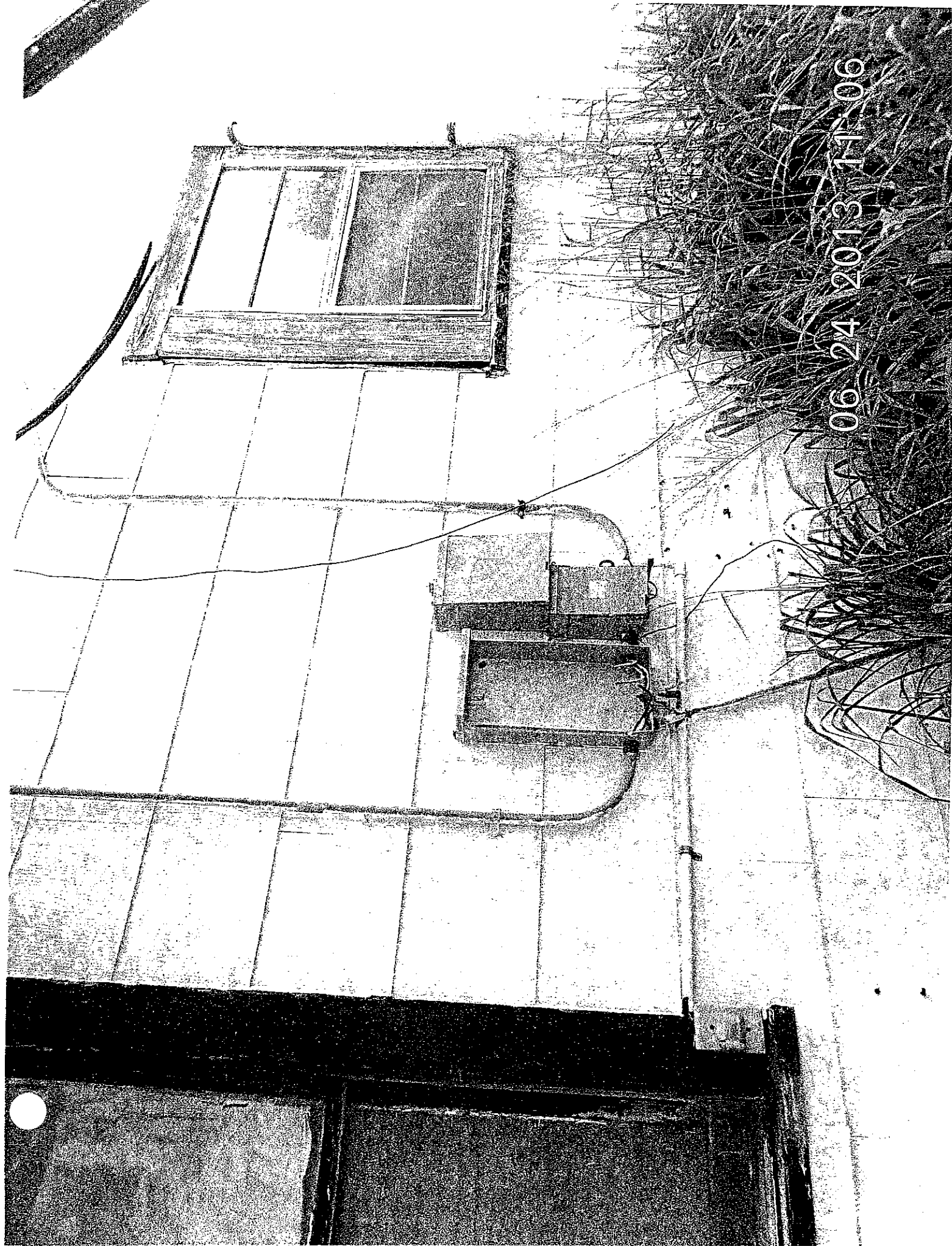
ON: July 26, 2012

12212 Huishack

BY ORDER OF: BUILDING OFFICIAL

ACCEMENT OR REMOVAL of this Notice of any repairs or alterations of this structure without express permission of the BUILDING DEPARTMENT, CITY OF KANSAS CITY, Missouri is a misdemeanor and is punishable by a fine

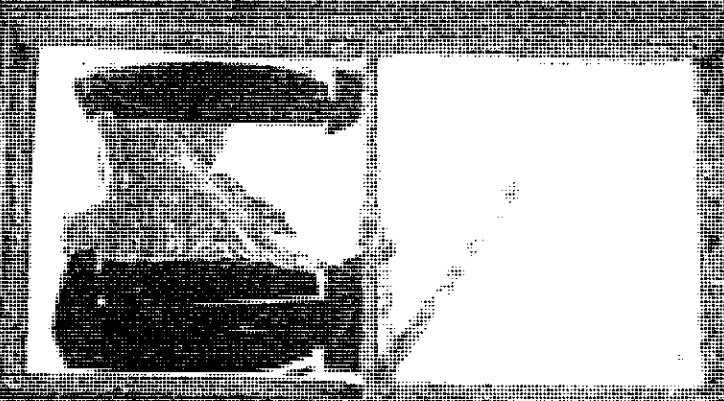
Hundred Dollars (\$100.00).



06 24 2013 11:06

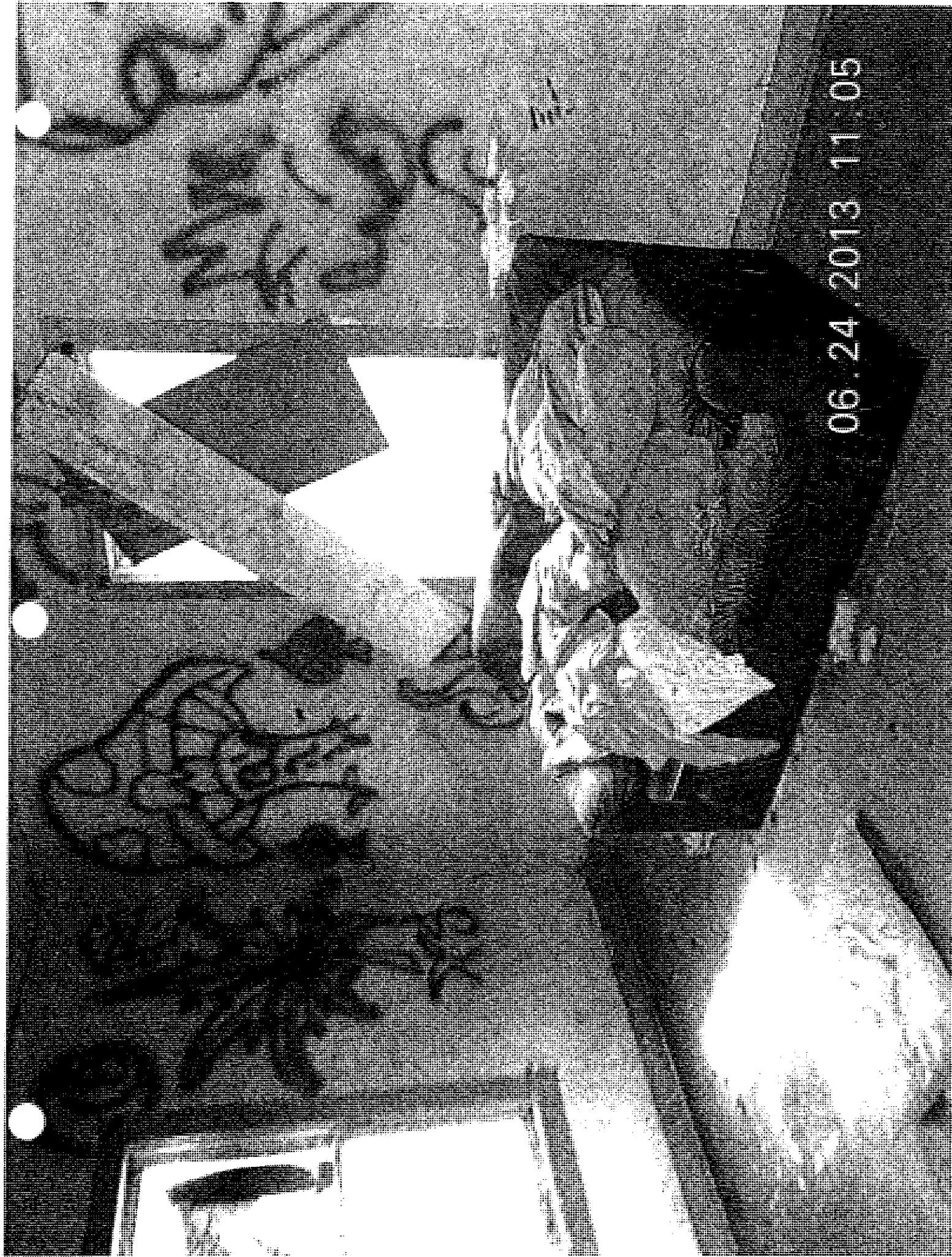
06.24.2013 11:05

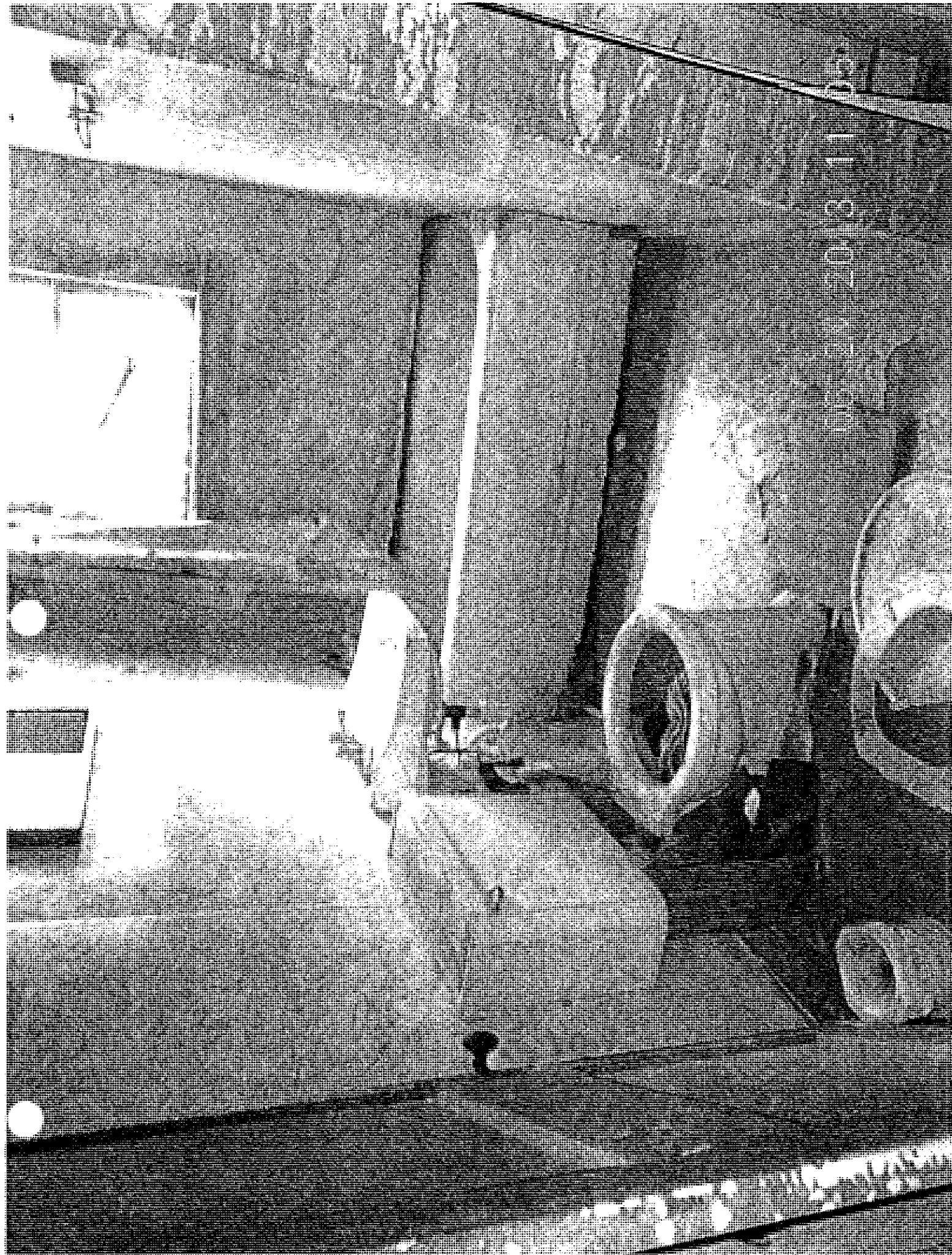




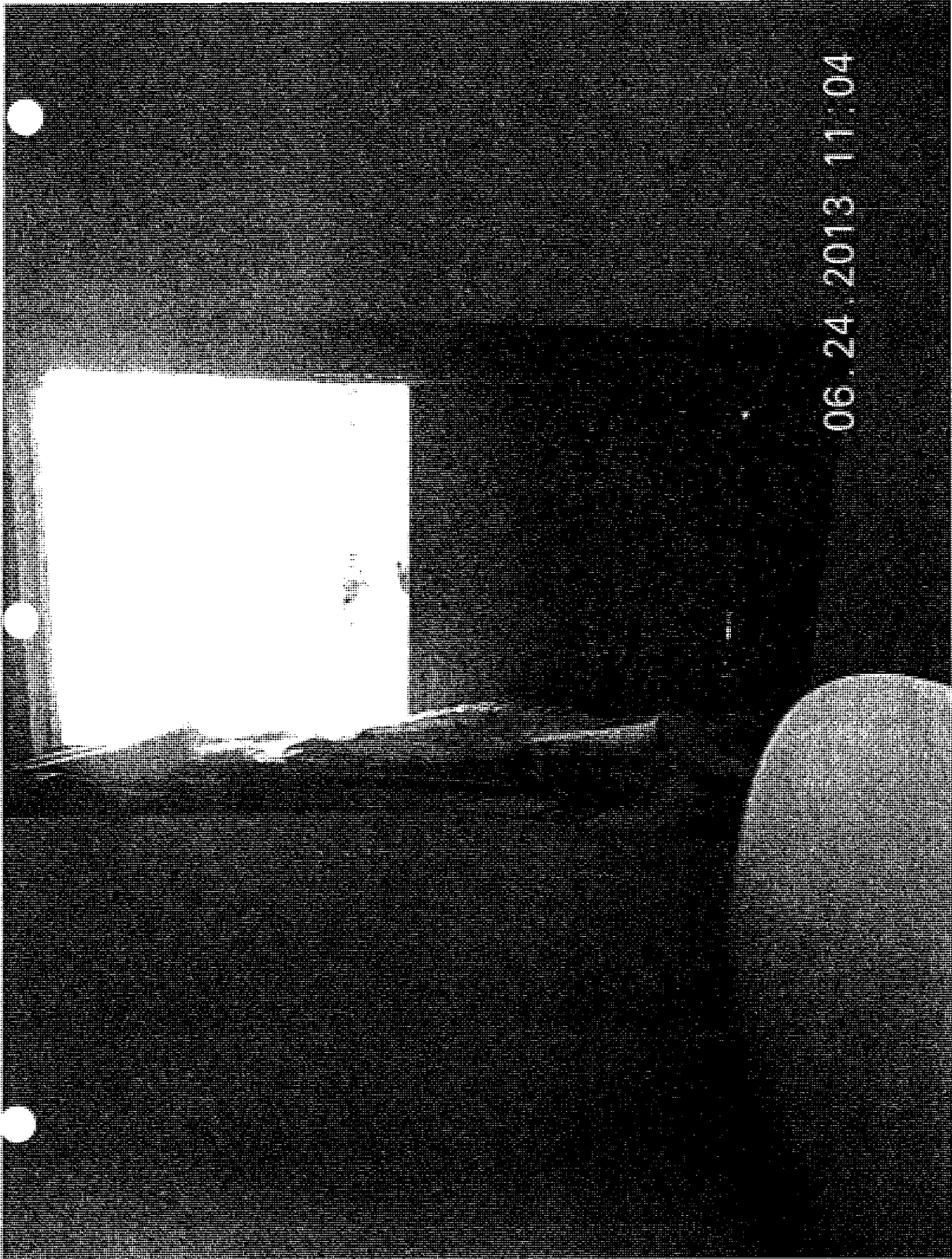
06-24-2013 11:05

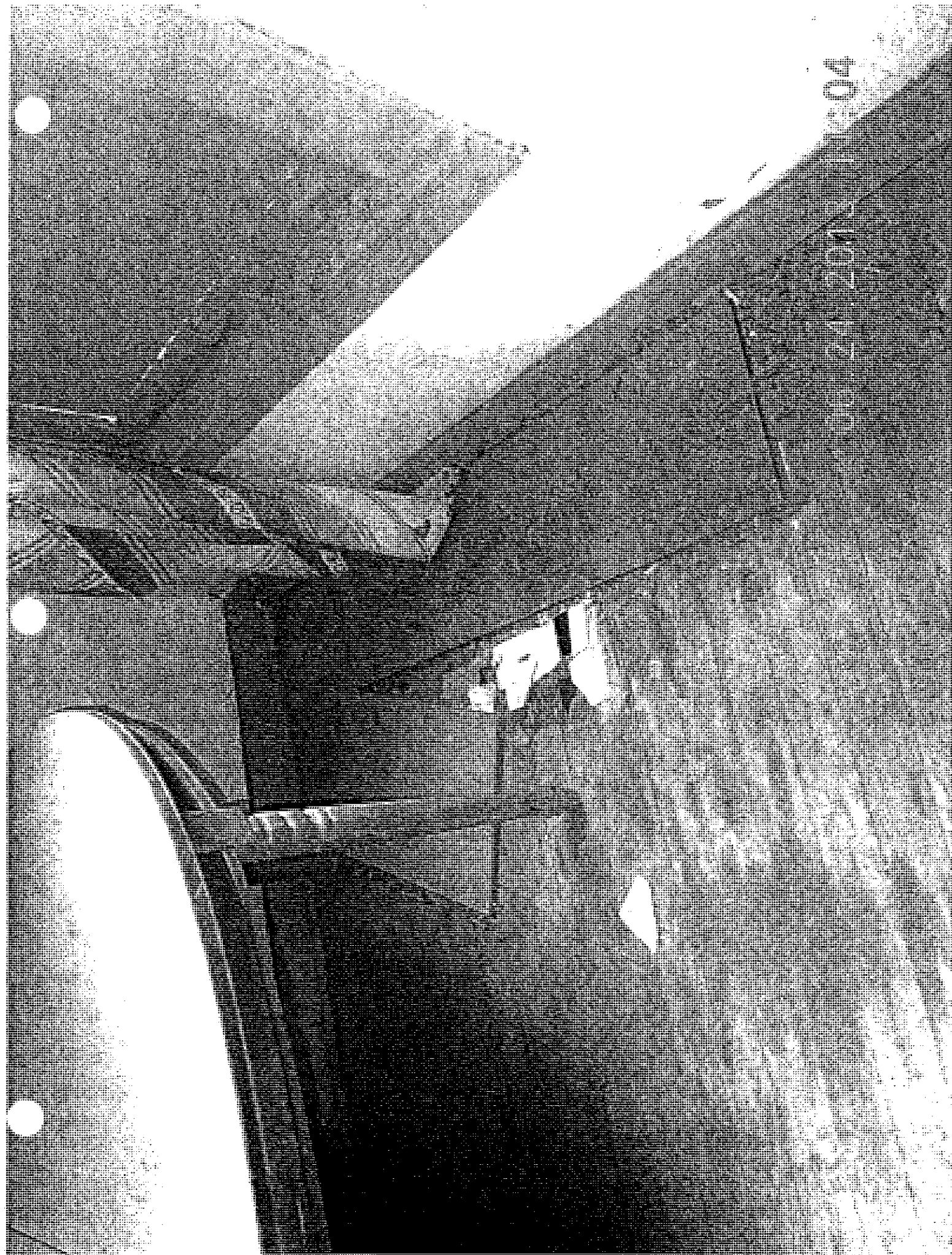
06.24.2013 11:05



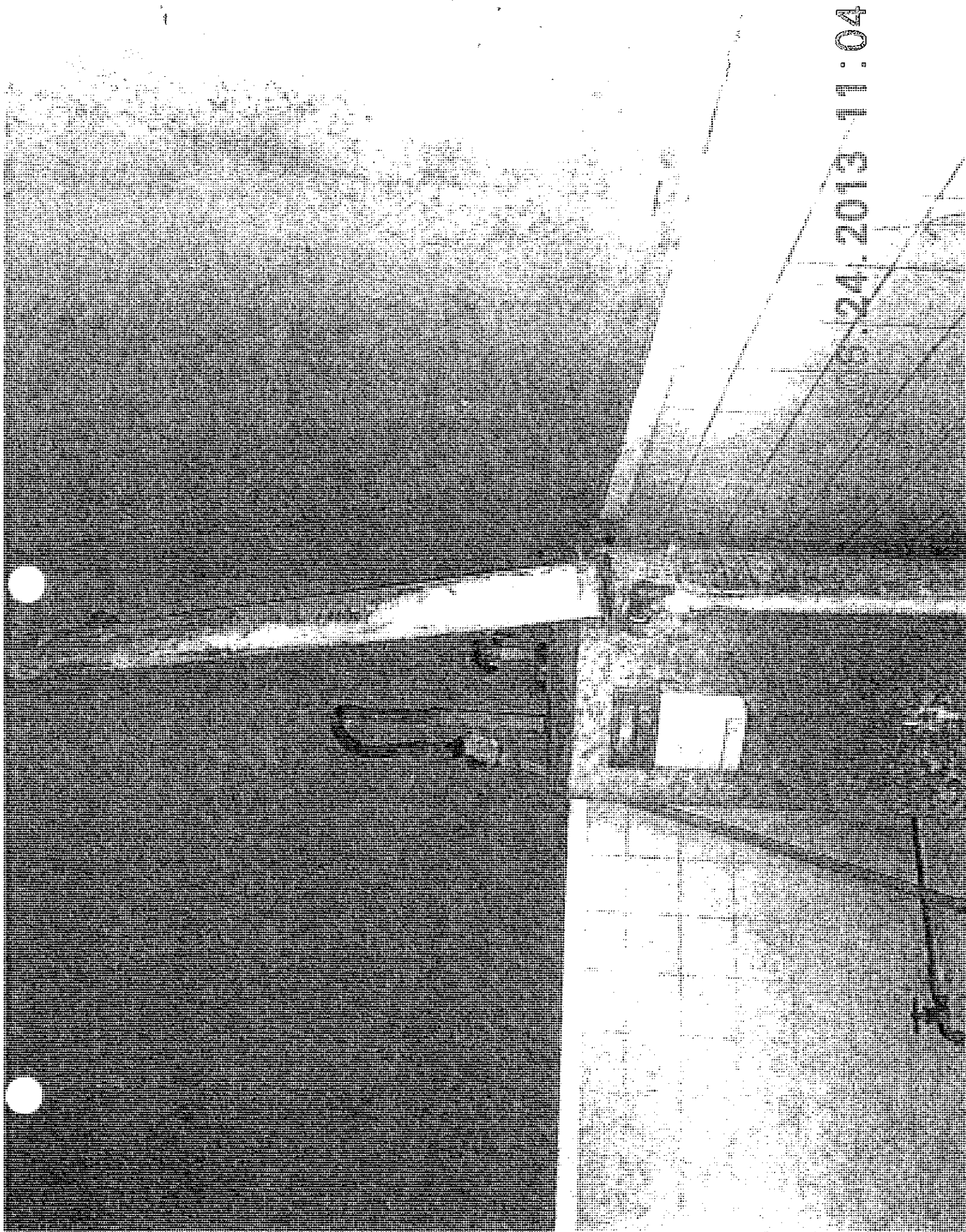


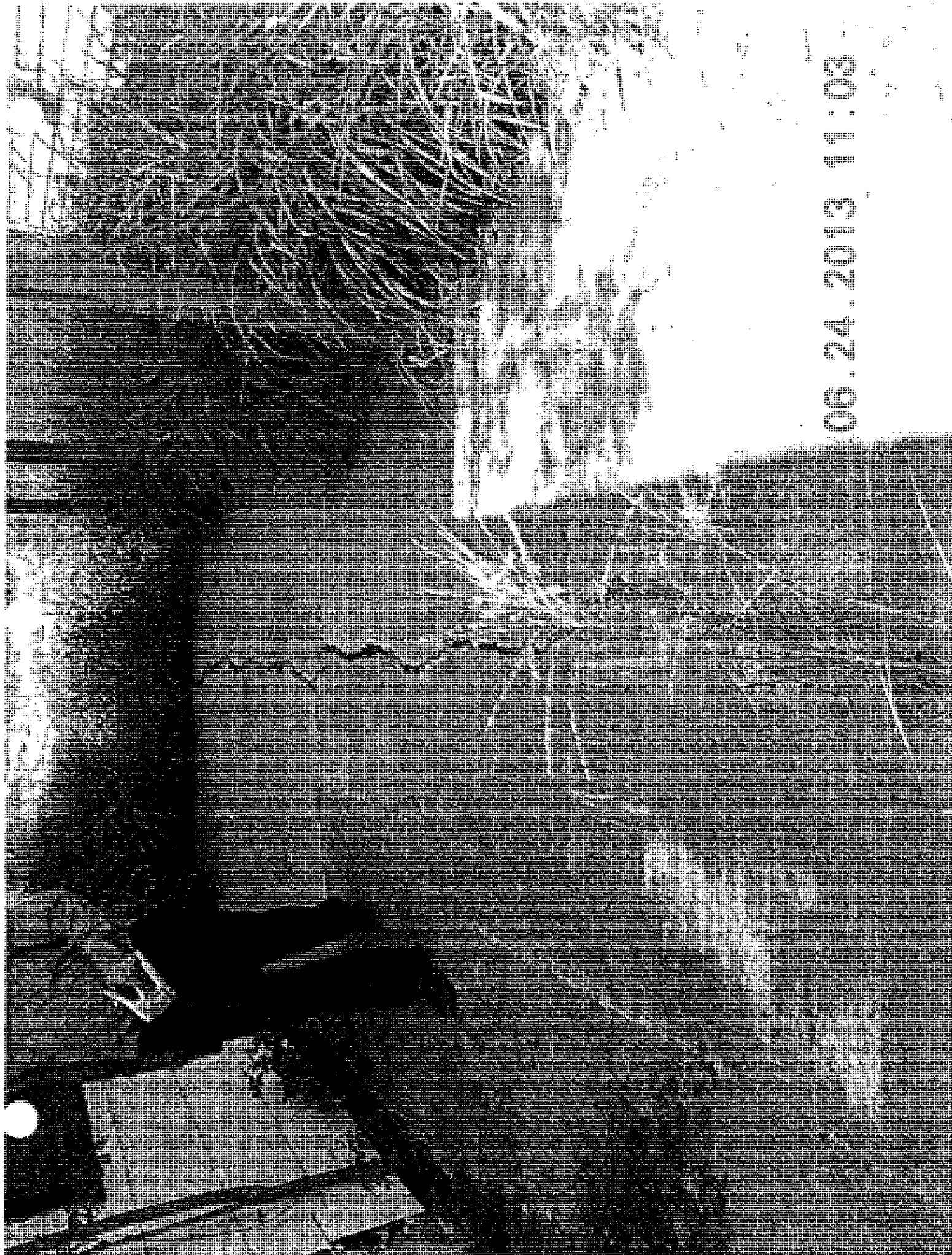
06.24.2013 11:04



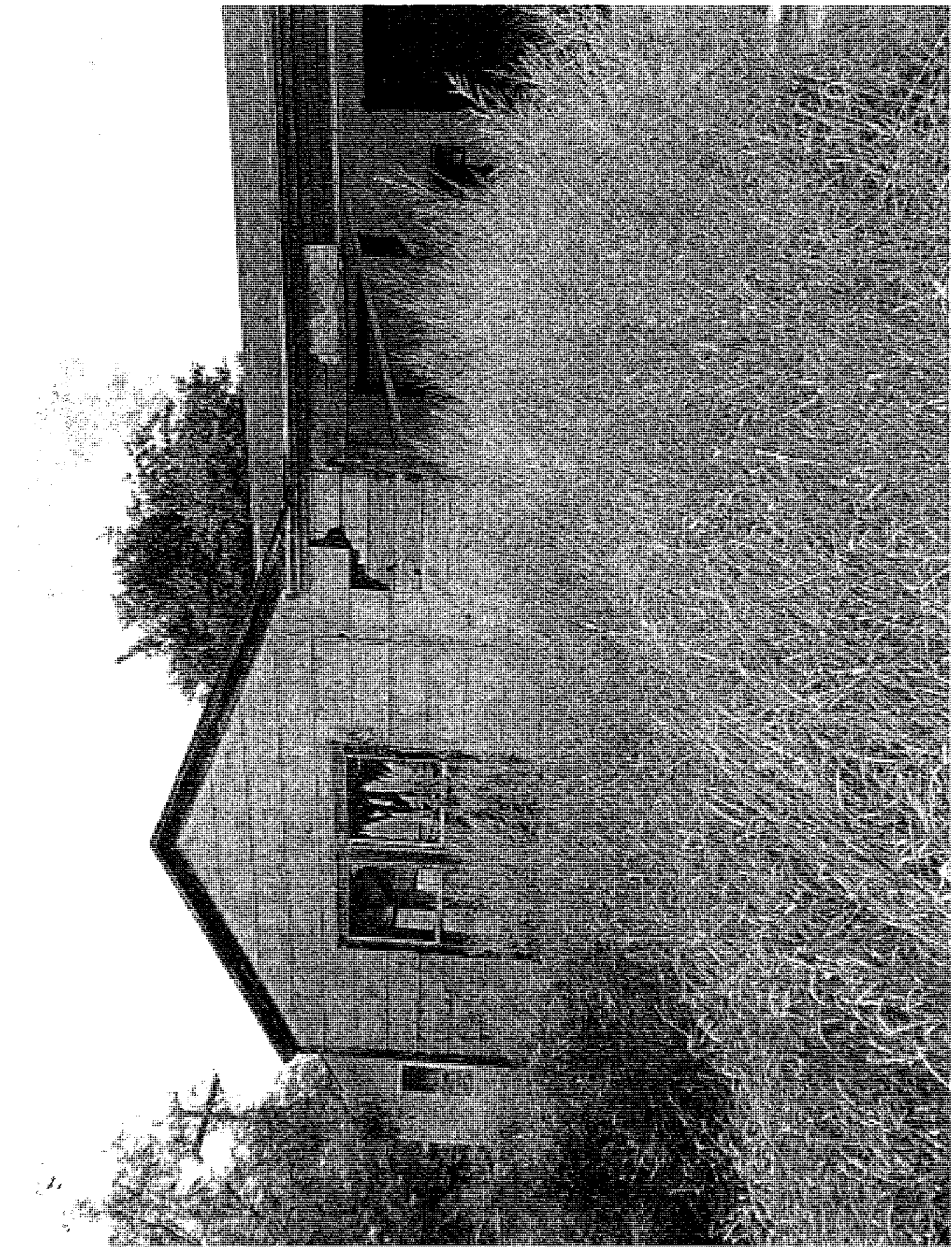


06:24.2013 11:04

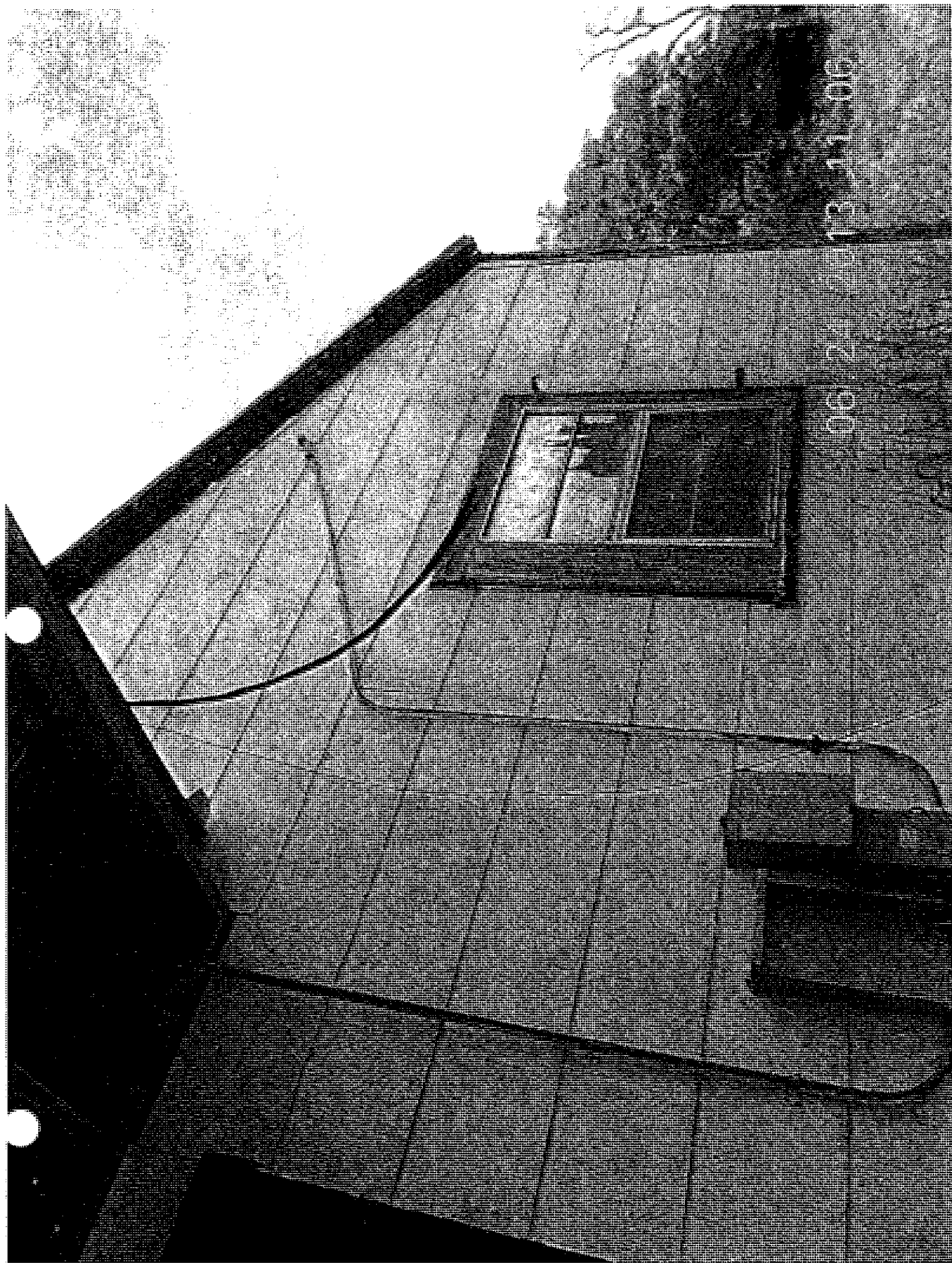




06.24.2013 11:03







19-11-06

06-23-06

AGENDA ITEM #8



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 422 S. 18TH.		INSPECTOR DANIEL RAMIREZ	
LEGAL DESCRIPTION TERRACE VILLAGE	BLOCK 5	LOT 30	
OWNER NAME MARILLA LOUSE JOHNSON	OWNER'S ADDRESS P.O. BOX 2254	CITY/STATE/ZIP KINGSVILLE, TEXAS 78363-8322	

PROPERTY CONDITION REPORT

PICTURES TAKEN:	Y OR N Y	ACCEPTABLE			REASON CODE	COMMENT CODES
		YES	NO	N/A		
Building						
Condition			X		AB,	1,2
Yard						
Condition			X		H,AB,OV	1
Utilities						
Electric			X		H,OU	
Gas			X		MI	
Water			X		MI	
Roof						
Covering			X		AB,C,MI	5
Structure			X			
Walls						
Exterior			X		H,AB,OU	4
Interior			X		H,AB,OU	
Ceilings					H,AB,OU	
Windows/Doors						
Secured			X		AB,H,	2,3
Condition			X		AB,H,	
Foundation						
Exterior				X		4
Interior			X			
Plumbing			X		AB,MI,H	
Electrical			X		AB,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, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF

SIGNATURE:

Daniel H. Ramirez

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

DATE:

6/24/13

CONDEMNATION CHECKLIST

Property Address:

422 S 18th

Phone: _____

Property Owner:

Marilla Louise Johnston

Phone: _____

Owner's Address:

P.O. Box 2254
Kempner, TX 78343

Fax: _____

BEGINNING DATE	ENDING DATE	ACTION
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12	1. Identify structure unfit for human habitation.
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report.
		<input type="checkbox"/> b. Photograph property.
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12	4. Obtain legal description.
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> 6-26-12	<input type="checkbox"/> 6-26-12	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.
<input type="checkbox"/> 4-25-13	<input type="checkbox"/> 4-25-13	7. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> 6-17-13	<input type="checkbox"/> 6-17-13	8. 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.
<input type="checkbox"/> 6-17-13	<input type="checkbox"/> 6-17-13	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
		1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> 6-18-13	<input type="checkbox"/> 6-18-13	9. Post sign on property advising date the City Council will consider condemnation of structure.

☐ 6-18-13
☐ 6-18-13

☐ 6-18-13
☐ 6-18-13

☐ 6-18-13

☐ 6-18-13

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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

22. 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.

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

 * PROPERTY DESCRIPTION ACCT # 1-748-005-30000-192 *
 * TERRACE VILLAGE, BLOCK 5, LOT 30 *
 * *
 * TOWN - LOCATION- 422 S 18TH ST *
 * ACRES - .179 *
 * LAND MKT VALUE 6240 IMPR/PERS MKT VALUE 10360 *
 * LAND AGR VALUE MKT. BEFORE EXEMPTS 16600 *
 * LIMITED TXBL. VALUE *
 * EXEMPTIONS GRANTED: NONE *
 * *****
 * JOHNSON MARILLA LOUISE *
 * PO BOX 2254 *
 * KINGSVILLE TX 78363-8322 *

TAXES 2012	LEVY	P & I	ATTY FEES	AMT DUE
	.00	.00	.00	.00
	.00	.00	.00	.00
				=====
ACCT # 1-748-005-30000-192		TOTAL DUE 06/2013		.00
		TOTAL DUE 07/2013		.00
		TOTAL DUE 08/2013		.00
		TOTAL DUE 09/2013		.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: 137 123.64
 * TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 139.81
 * TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 248.02
 * TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 10.27
 * TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 521.74

DATE 04/25/2013

STATEMENT OF ALL TAXES DUE

SD

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

* PROPERTY DESCRIPTION ACCT # 1-748-005-30000-192 *
* TERRACE VILLAGE, BLOCK 5, LOT 30 *
* *
* TOWN - LOCATION- 422 S 18TH ST *
* ACRES - .179 *
* LAND MKT VALUE 6240 IMPR/PERS MKT VALUE 10360 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 16600 *
* LIMITED TXBL. VALUE *
* EXEMPTIONS GRANTED: NONE *

JOHNSON MARILLA LOUISE

PO BOX 2254

KINGSVILLE TX 78363-8322

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2012	.00	.00	.00	.00
	.00	.00	.00	.00
				=====
				.00
ACCT # 1-748-005-30000-192			TOTAL DUE 04/2013	.00
			TOTAL DUE 05/2013	.00
			TOTAL DUE 06/2013	.00
			TOTAL DUE 07/2013	.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: 137 123.64
TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 139.81
TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 248.02
TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 10.27
TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 521.74

2012 PRELIMINARY ROLL

CKI - CITY OF KINGSVILLE

Geo ID Order

06/07/2012 08:29AM

Prop ID	Owner	% Legal	Description	Effective Acres:	0.000000	Imp HS:	32,230	Market:	38,470
15379	31134	100.00	R Geo: 174800527000192			Imp NHS:	0	Prod Loss:	0
	RODRIGUEZ DINORAH		TERRACE VILLAGE, BLOCK 5, LOT 27			Land HS:	6,240	Appraised:	38,470
	504 S 18TH ST				0.0000	Land NHS:	0	Cap:	0
	KINGSVILLE, TX 78363-5911					Prod Use:	0	Assessed:	38,470
			State Codes: A		Map ID:	Prod Mkt:	0	Exemptions:	HS
			Situs: 504 S 18TH ST		Mtg Cd:				
					DBA:				
Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				38,470	0	38,470	0.842200	323.99
23724	11550	100.00	R Geo: 174800528000192			Imp HS:	0	Market:	39,700
	RIPPS RONALD L		TERRACE VILLAGE, BLOCK 5, LOT 28			Imp NHS:	33,460	Prod Loss:	0
	247 TUXEDO AVE					Land HS:	0	Appraised:	39,700
	SAN ANTONIO, TX 78209-3714				0.0000	Land NHS:	6,240	Cap:	0
			State Codes: B		Map ID:	Prod Use:	0	Assessed:	39,700
			Situs: 428 S 18TH 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				39,700	0	39,700	0.842200	334.35
16154	57036	100.00	R Geo: 174800529000192			Imp HS:	0	Market:	41,440
	DOGGETT MARY FRANCES EST		TERRACE VILLAGE, BLOCK 5, LOT 29			Imp NHS:	35,200	Prod Loss:	0
	426 S 18TH ST					Land HS:	0	Appraised:	41,440
	KINGSVILLE, TX 78363-5910				0.0000	Land NHS:	6,240	Cap:	0
			State Codes: A		Map ID:	Prod Use:	0	Assessed:	41,440
			Situs: 426 S 18TH 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				41,440	0	41,440	0.842200	349.01
24498	28258	100.00	R Geo: 174800530000192			Imp HS:	0	Market:	16,600
	JOHNSON MARILLA LOUISE		TERRACE VILLAGE, BLOCK 5, LOT 30			Imp NHS:	10,360	Prod Loss:	0
	PO BOX 2254					Land HS:	0	Appraised:	16,600
	KINGSVILLE, TX 78363-8322				0.0000	Land NHS:	6,240	Cap:	0
			State Codes: B		Map ID:	Prod Use:	0	Assessed:	16,600
			Situs: 422 S 18TH 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				16,600	0	16,600	0.842200	139.81
16910	13551	100.00	R Geo: 174800531000192			Imp HS:	0	Market:	37,630
	OCHOA JOSE		TERRACE VILLAGE, BLOCK 5, LOT 31			Imp NHS:	31,390	Prod Loss:	0
	227 W C AVE					Land HS:	0	Appraised:	37,630
	KINGSVILLE, TX 78363-3724				0.0000	Land NHS:	6,240	Cap:	0
			State Codes: B		Map ID:	Prod Use:	0	Assessed:	37,630
			Situs: 418 S 18TH 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				37,630	0	37,630	0.842200	316.92
20699	53656	100.00	R Geo: 176000101000192			Imp HS:	0	Market:	58,510
	RICKMAN RICHARD		TOMLIN, BLOCK 1, LOT 1			Imp NHS:	52,570	Prod Loss:	0
	ETUX CARRIE					Land HS:	0	Appraised:	58,510
	301 WILLIAMS ST				0.0000	Land NHS:	5,940	Cap:	0
	KINGSVILLE, TX 78363-4972					Prod Use:	0	Assessed:	58,510
			State Codes: A		Map ID:	Prod Mkt:	0	Exemptions:	
			Situs: 301 WILLIAM		Mtg Cd:				
					DBA:				
Entity	Description	Xref Id	Freeze: (Year)	Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax
CKI	CITY OF KINGSVILLE				58,510	0	58,510	0.842200	492.77
13000	45922	100.00	R Geo: 176000102000192			Imp HS:	0	Market:	33,220
	HERRERA ERNESTO R		TOMLIN, BLOCK 1, LOT 2			Imp NHS:	27,280	Prod Loss:	0
	254 N COUNTY ROAD 1043					Land HS:	0	Appraised:	33,220
	KINGSVILLE, TX 78363				0.0000	Land NHS:	5,940	Cap:	0
			State Codes: A		Map ID:	Prod Use:	0	Assessed:	33,220
			Situs: 307 WILLIAM		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				33,220	0	33,220	0.842200	279.78

CITY OF KINGSVILLE



P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JUNE 26, 2012

MARILLA LOUISE JOHNSON
P O BOX 2254
KINGSVILLE TX 78363- 8322

Re: TERRACE VILLAGE, BLOCK 5, LOT 30

422 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **422 S 18TH** 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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (**JULY 29, 2012**) FROM RECEIPT THIS LETTER.

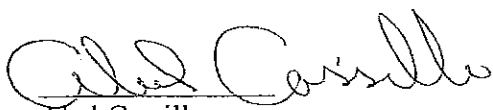
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (**JULY 9, 2012**) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (**JULY 29, 2012**) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,


Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



April 25, 2013

MARILLA LOUISE JOHNSON
P.O. BOX 2254
KINGSVILLE, TX 78363

Re: TERRACE VILLAGE, BLOCK 5, LOT 30 422 S 18TH

Dear Sir or Madam:

It has been determined that the structure at **422 S 18TH** 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.

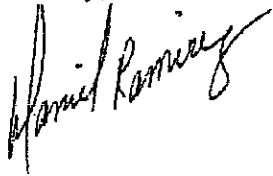
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez", written in a cursive style.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 1018

June 17, 2013

MARILLA LOUISE JOHNSTON
P.O. BOX 2254
KINGSVILLE, TX 78363

Re: **HEARING FOR PROPERTY AT 422 S 18TH**

Dear Sir or Madam:

On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **422 S 18TH** 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, JULY 22, 2013 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 JULY 22, 2013.

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

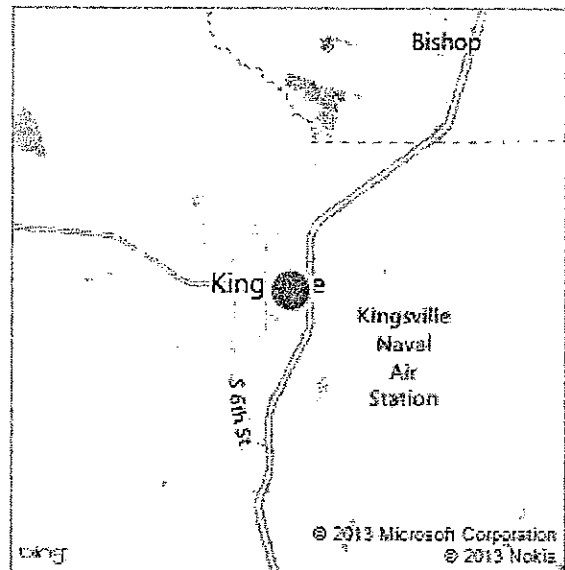
bing Maps

422 S 18th St, Kingsville, TX 78363

My Notes



On the go? Use m.bing.com to find maps, directions, businesses, and more



TELETYPE MAIL



7011 0110 0000 4433 0775



1912

XAS 78364



02 1M \$ 05.750
0004247745 JUN 26 2013
MAILED FROM ZIP CODE 78363



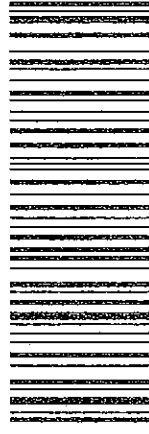
LN
6-29-12

UNCLAIMED

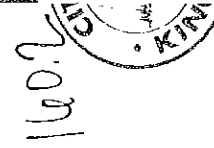
Marilla Louise Johnson
P.O. Box 2254
Kingsville, TX 78363

7836300022

CERTIFIED MAIL



7011 1570 0003 3833 0936



E. TEXAS 78364



02 1M \$ 06.110
0004247745 APR 26 2013
MAILED FROM ZIP CODE 78363

Marilla Louise Johnson
P.O. Box 2254

050913

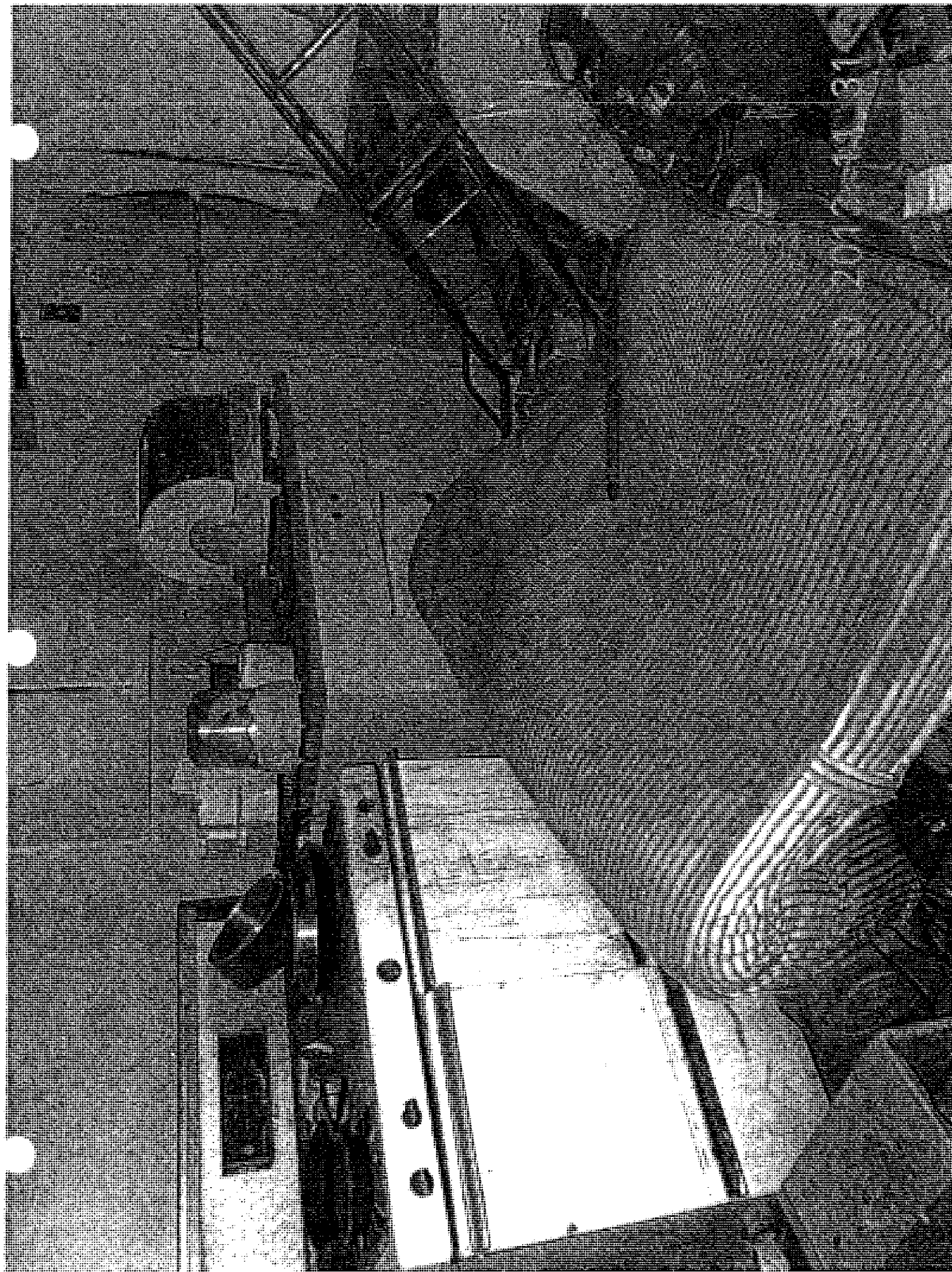
KI

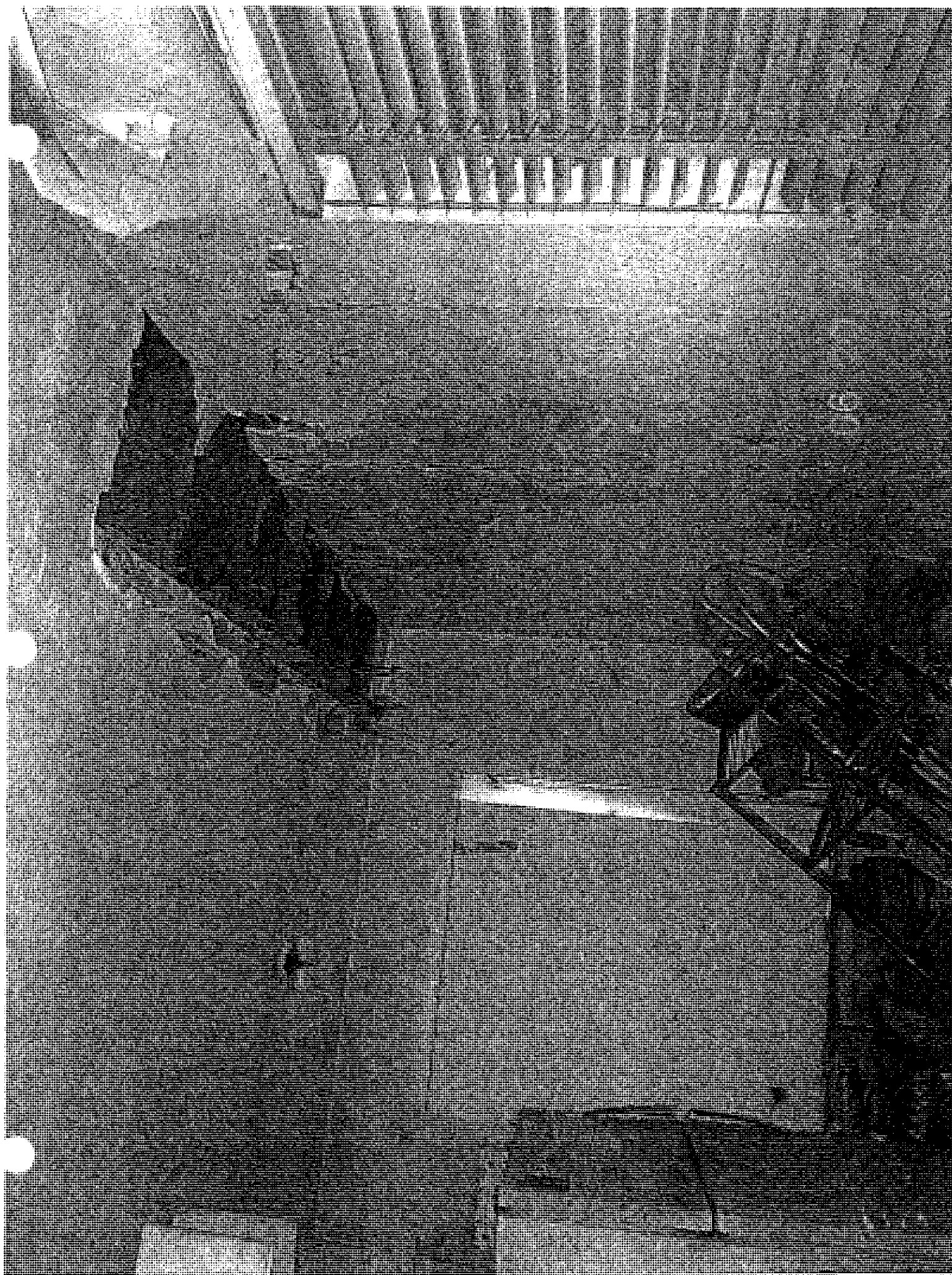
783 EC 1 AT 05/06/13

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

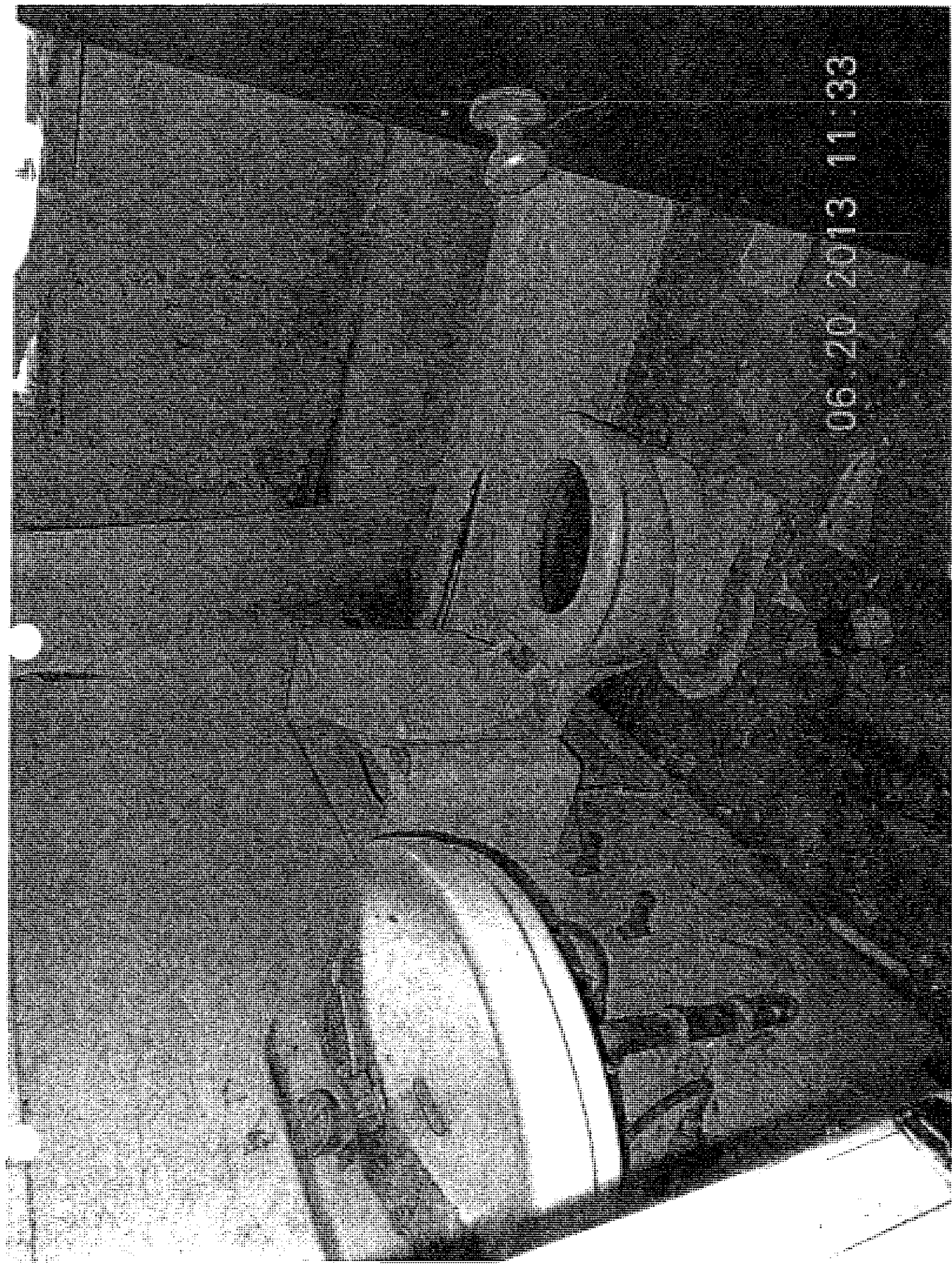
*2093-04058-06-02

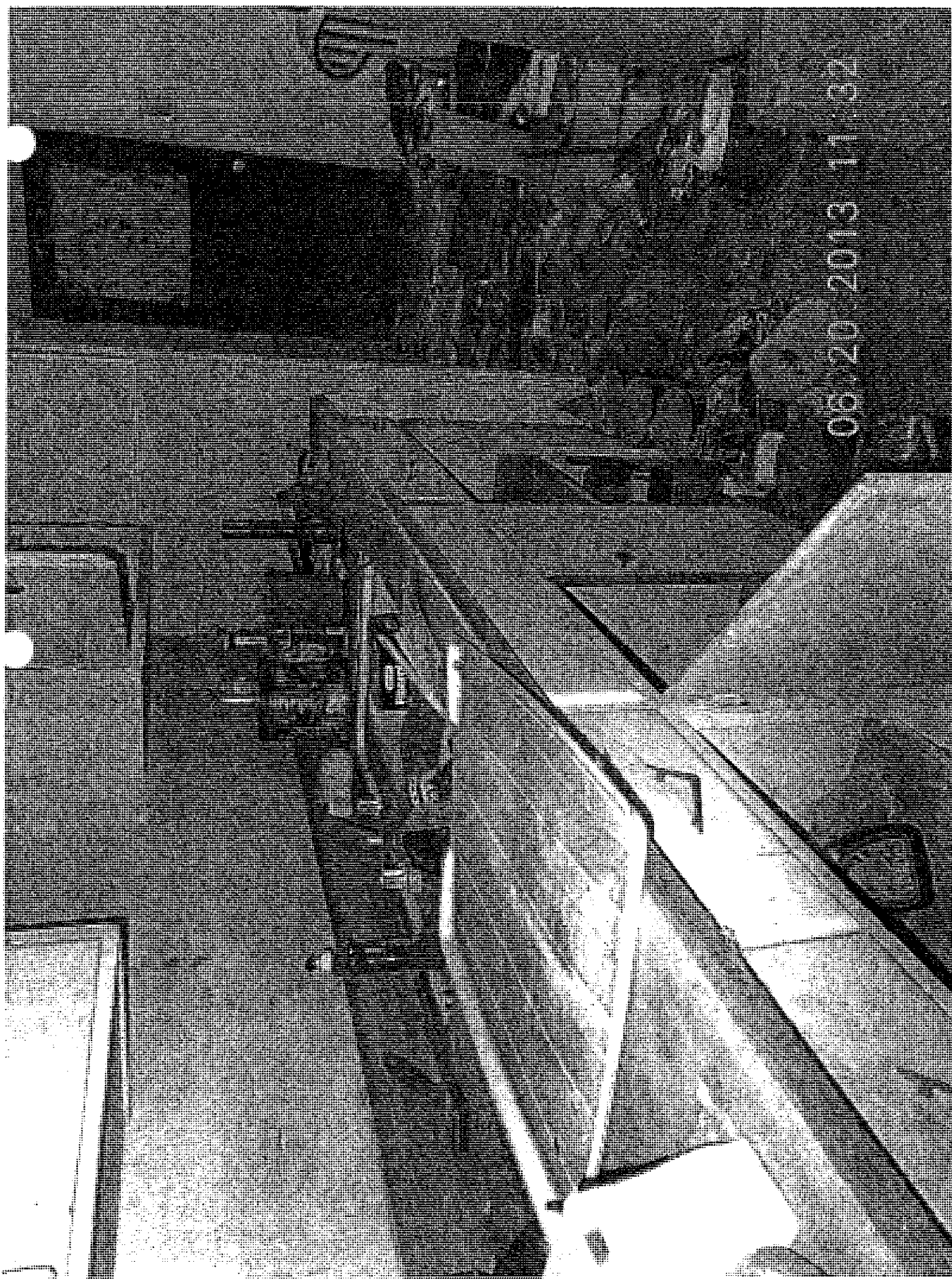




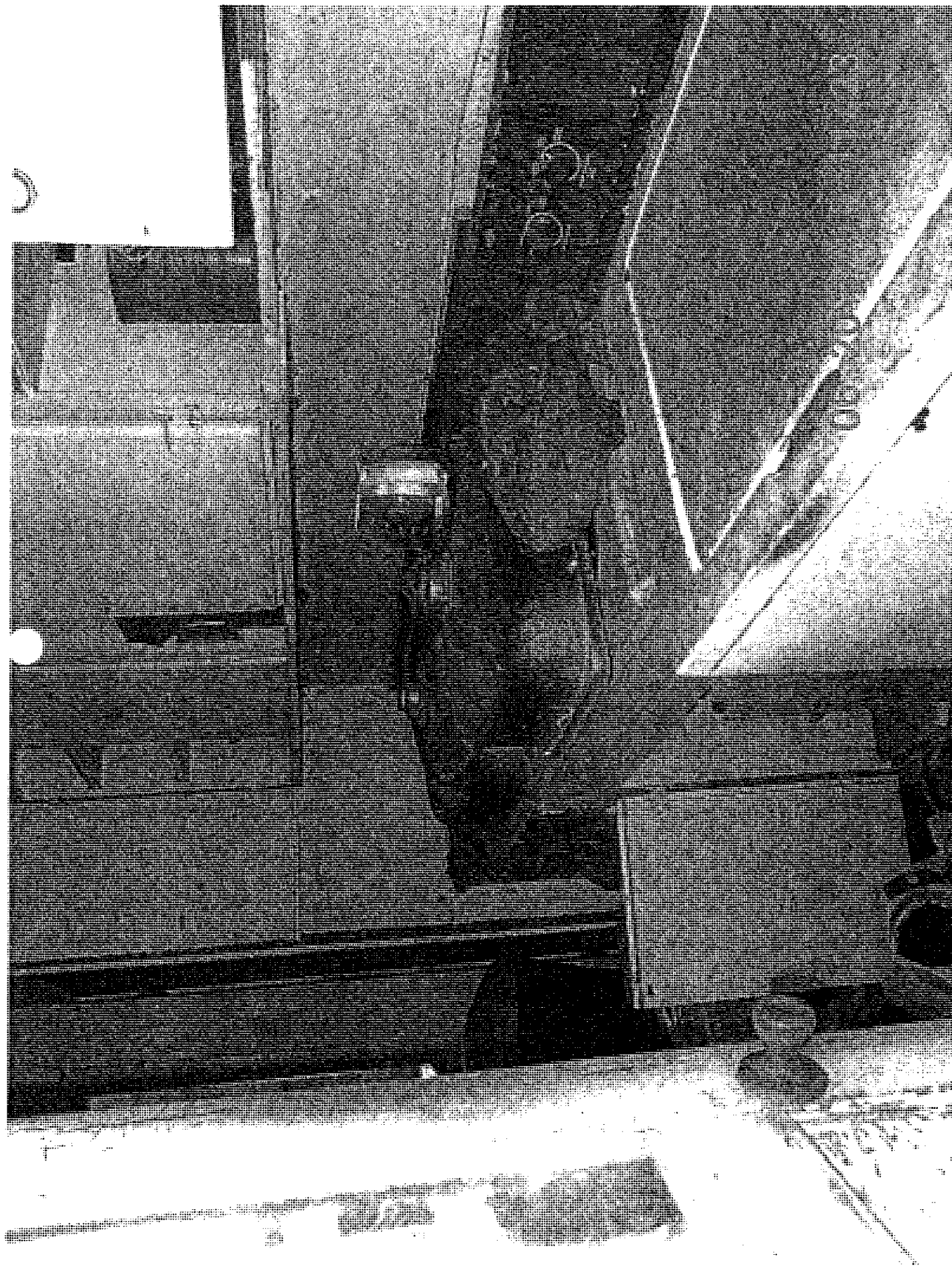


06.20.2013 11:33





06.20.2013 11:32



FOR COUNCIL AGENTS ONLY

NOTICE

THIS NOTICE IS FOR ADVISORY PURPOSES ONLY. IT IS NOT A
FINAL DECISION OF THE COUNCIL. IT IS SUBJECT TO THE DECISION OF THE COUNCIL.

10-9-13

10-9-13

10-9-13

10-9-13

10-9-13

AGENDA ITEM #9



CITY OF KINGSVILLE

P.O. BOX 1458
KINGSVILLE, TX 78364

REPORT ADDRESS 1702 E. FORDYCE		INSPECTOR DANIEL RAMIREZ	
LEGAL DESCRIPTION TOWN & COUNTRY	BLOCK 4	LOT 16	
OWNER NAME MARILLA LOUISE JOHNSON	OWNER'S ADDRESS P.O. BOX 2254	CITY/STATE/ZIP KINGSVILLE, TEXAS 78363-8322	

PROPERTY CONDITION REPORT

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

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, VERMIN, CRIMINAL, AND IMMORAL PEOPLE
3. EVIDENCE OF ROACH, RAT, MOUSE, OR OTHER VERMIN FOUND
4. PARTIAL
5. UNCOVERED ROOF

SIGNATURE:

Daniel H. Ramirez

DANIEL H. RAMIREZ, CITY OF KINGSVILLE BUILDING OFFICIAL

DATE:

6-27-13

CONDEMNATION CHECKLIST

Property Address: 1702 E Fordyce Phone: _____
 Property Owner: Marilla Louise Johnston Phone: _____
 Owner's Address: P.O. Box 2254 Fax: _____
Kingsville TX 78363

BEGINNING DATE	ENDING DATE	ACTION
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	1. Identify structure unfit for human habitation.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	2. Inspect Property. (Building Official)
		<input type="checkbox"/> a. Prepare inspection report.
		<input type="checkbox"/> b. Photograph property.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	3. Determine ownership from county assessment & tax collection record.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	4. Obtain legal description.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	5. Obtain or complete title report to verify ownership & other vested interests, such as mortgage holders, trustees, etc.
<input type="checkbox"/> <u>6-26-12</u>	<u>6-26-12</u>	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.
<input type="checkbox"/> <u>4-25-13</u>	<u>4-25-13</u>	7. If response is not received or is not adequate, proceed as follows:
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	8. 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.
<input type="checkbox"/> <u>6-17-13</u>	<u>6-17-13</u>	<input type="checkbox"/> a. Owner unknown or whereabouts not known or such owner is a nonresident of Texas.
<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>	1) Post affidavit in newspaper twice a week for one week
<input type="checkbox"/> <u>6-18-13</u>	<u>6-18-13</u>	9. Post sign on property advising date the City Council will consider condemnation of structure.

☐ 6-18-13 6-18-13
☐ 6-18-13 6-18-13

☐ 6-18-13 6-18-13

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

☐ _____

10. Photograph posted sign.

11. 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

☐ c. Inspection report

☐ d. Pre-condemnation notice

☐ e. Condemnation resolution

12. Place condemnation action resolution &

supporting documentation for placement on the
City Council agenda.

13. City Council adopts condemnation resolution.

14. File Notice of Condemnation with the County
Clerk.

15. Send owner(s) & other vested interests the
following:

☐ a. Copy of the City Council resolution.

☐ b. 45-day order to demolish

16. Post 45-day Order to Demolish on structure.

17. Evaluate status of owner's action on 46th day
after Order of Demolition was issued. If no action
taken by owner, proceed with demolition.

18. Photograph posted notice.

19. Notify utility companies to disconnect &
remove services from structure for safe
demolition.

20. Issue Notice to Proceed to Public Works Dir.

21. 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



22. 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.

2012 PRELIMINARY ROLL

CKI - CITY OF KINGSVILLE

Geo ID Order

06/07/2012 08:29AM

Prop ID	Owner	%	Legal Description	Effective Acres:	0.000000	Imp HS:	42,820	Market:	48,760
14555	30953	100.00	R Geo: 177200412000192 GARZA JESUS A 1627 E HUISACHE AVE KINGSVILLE, TX 78363-6069			Imp NHS:	0	Prod Loss:	0
			TOWN & COUNTRY, BLOCK 4, LOT 12			Land HS:	5,940	Appraised:	48,760
				Acres:	0.0000	Land NHS:	0	Cap:	0
			State Codes: A	Map ID:		Prod Use:	0	Assessed:	48,760
			Situs: 1627 E 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			48,760	0	48,760	0.842200	410.66	
22937	19019	100.00	R Geo: 177200413000192 ZAVALA JOSE LUIS 5100 ALLENDALE RD APT 304 HOUSTON, TX 77017-6016	Effective Acres:	0.000000	Imp HS:	0	Market:	69,140
			TOWN & COUNTRY, BLOCK 4, LOT 13			Imp NHS:	63,200	Prod Loss:	0
				Acres:	0.0000	Land HS:	0	Appraised:	69,140
			State Codes: A	Map ID:		Land NHS:	5,940	Cap:	0
			Situs: 1714 E FORDYCE	Mtg Cd:		Prod Use:	0	Assessed:	69,140
				DBA:		Prod Mkt:	0	Exemptions:	
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			69,140	0	69,140	0.842200	582.30	
15345	14163	100.00	R Geo: 177200414000192 BARRERA CINDIE 1710 E FORDYCE AVE KINGSVILLE, TX 78363-6078	Effective Acres:	0.000000	Imp HS:	60,720	Market:	66,660
			TOWN & COUNTRY, BLOCK 4, LOT 14			Imp NHS:	0	Prod Loss:	0
				Acres:	0.0000	Land HS:	5,940	Appraised:	66,660
			State Codes: A	Map ID:		Land NHS:	0	Cap:	0
			Situs: 1710 E FORDYCE	Mtg Cd:		Prod Use:	0	Assessed:	66,660
				DBA:		Prod Mkt:	0	Exemptions:	HS
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			66,660	0	66,660	0.842200	561.41	
23684	44863	100.00	R Geo: 177200415000192 SCHROEDER FRANCES REOPELLE ETVIR DENNIS LLOYD 1706 E FORDYCE AVE KINGSVILLE, TX 78363-6078	Effective Acres:	0.000000	Imp HS:	68,160	Market:	74,100
			TOWN & COUNTRY, BLOCK 4, LOT 15			Imp NHS:	0	Prod Loss:	0
				Acres:	0.0000	Land HS:	5,940	Appraised:	74,100
			State Codes: A	Map ID:		Land NHS:	0	Cap:	0
			Situs: 1706 E FORDYCE	Mtg Cd:		Prod Use:	0	Assessed:	74,100
				DBA:		Prod Mkt:	0	Exemptions:	HS,OV65
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			74,100	8,400	65,700	0.842200	553.33	
16127	28258	100.00	R Geo: 177200416000192 JOHNSON MARILLA LOUISE PO BOX 2254 KINGSVILLE, TX 78363-8322	Effective Acres:	0.000000	Imp HS:	0	Market:	27,920
			TOWN & COUNTRY, BLOCK 4, LOT 16			Imp NHS:	21,230	Prod Loss:	0
				Acres:	0.0000	Land HS:	0	Appraised:	27,920
			State Codes: A	Map ID:		Land NHS:	6,690	Cap:	0
			Situs: 1702 E FORDYCE	Mtg Cd:		Prod Use:	0	Assessed:	27,920
				DBA:		Prod Mkt:	0	Exemptions:	
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			27,920	0	27,920	0.842200	235.14	
24459	44459	100.00	R Geo: 177200417000192 OLGUIN JR ALONZO 1505 E CORRAL AVE APT 1114 KINGSVILLE, TX 78363-4129	Effective Acres:	0.000000	Imp HS:	50,150	Market:	56,510
			TOWN & COUNTRY, BLOCK 4, LOT 17			Imp NHS:	0	Prod Loss:	0
				Acres:	0.0000	Land HS:	6,360	Appraised:	56,510
			State Codes: A	Map ID:		Land NHS:	0	Cap:	0
			Situs: 1614 E FORDYCE	Mtg Cd:		Prod Use:	0	Assessed:	56,510
				DBA:		Prod Mkt:	0	Exemptions:	HS
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			56,510	0	56,510	0.842200	475.93	
16883	57106	100.00	R Geo: 177200418000192 FOOR LEE A 1610 E FORDYCE KINGSVILLE, TX 78363-6076	Effective Acres:	0.000000	Imp HS:	58,050	Market:	64,420
			TOWN & COUNTRY, BLOCK 4, LOT 18			Imp NHS:	0	Prod Loss:	0
				Acres:	0.0000	Land HS:	6,370	Appraised:	64,420
			State Codes: A	Map ID:		Land NHS:	0	Cap:	0
			Situs: 1610 E FORDYCE TX	Mtg Cd:		Prod Use:	0	Assessed:	64,420
				DBA:		Prod Mkt:	0	Exemptions:	HS
Entity	Description	Xref Id	Freeze: (Year) Ceiling	Assessed	Exemptions	Taxable	Tax Rate	Est. Tax	
CKI	CITY OF KINGSVILLE			64,420	0	64,420	0.842200	542.55	

DATE 06/17/2013

STATEMENT OF ALL TAXES DUE

DG

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

 * PROPERTY DESCRIPTION ACCT # 1-772-004-16000-192 *
 * TOWN & COUNTRY, BLOCK 4, LOT 16 *
 * *
 * TOWN - LOCATION- 1702 E FORDYCE *
 * ACRES - *
 * LAND MKT VALUE 6690 IMPR/PERS MKT VALUE 21230 *
 * LAND AGR VALUE MKT. BEFORE EXEMPTS 27920 *
 * LIMITED TXBL. VALUE *
 * EXEMPTIONS GRANTED: NONE *
 * JOHNSON MARILLA LOUISE *
 * PO BOX 2254 *
 * KINGSVILLE TX 78363-8322 *

	LEVY	P & I	ATTY FEES	AMT DUE
TAXES 2012	.00	.00	.00	.00
	.00	.00	.00	.00
				=====
				.00
ACCT # 1-772-004-16000-192			TOTAL DUE 06/2013	.00
			TOTAL DUE 07/2013	.00
			TOTAL DUE 08/2013	.00
			TOTAL DUE 09/2013	.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: 137 207.95
 * TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 235.14
 * TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 417.15
 * TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 17.28
 * TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 877.52

DATE 04/25/2013

STATEMENT OF ALL TAXES DUE

SD

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

* PROPERTY DESCRIPTION ACCT # 1-772-004-16000-192 *
* TOWN & COUNTRY, BLOCK 4, LOT 16 *
* TOWN - LOCATION- 1702 E FORDYCE *
* ACRES - *
* LAND MKT VALUE 6690 IMPR/PERS MKT VALUE 21230 *
* LAND AGR VALUE MKT. BEFORE EXEMPTS 27920 *
* LIMITED TXBL. VALUE *
* EXEMPTIONS GRANTED: NONE *
* JOHNSON MARILLA LOUISE *
* PO BOX 2254 *
* KINGSVILLE TX 78363-8322 *

	LEVY	P. & I.	ATTY FEES	AMT DUE
TAXES 2012	.00	.00	.00	.00
	.00	.00	.00	.00
				=====
	TOTAL DUE 04/2013			.00
	TOTAL DUE 05/2013			.00
	TOTAL DUE 06/2013			.00
	TOTAL DUE 07/2013			.00

ACCT # 1-772-004-16000-192

* 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: 137 207.95
* TAX LEVY FOR THE CURRENT ROLL YEAR: CITY 235.14
* TAX LEVY FOR THE CURRENT ROLL YEAR: KISD 417.15
* TAX LEVY FOR THE CURRENT ROLL YEAR: STWA 17.28
* TOTAL TAX LEVY FOR THE CURRENT ROLL YEAR 877.52

CITY OF KINGSVILLE



P. O. BOX 1458 – KINGSVILLE, TEXAS 78364

JUNE 26, 2012

MARILLA LOUISE JOHNSTON
P O BOX 2254
KINGSVILLE TX 78363- 8322

Re ;TOWN AND COUNTRY ADD., BLOCK 4, LOT 16 1702 E FORDYCE

Dear Sir or Madam:

It has been determined that the structure at **1702 E FORDYCE** 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 THESE VIOLATIONS LISTED MUST BE CORRECTED WITHIN THIRTY (30) CALENDAR DAYS (**JULY 29, 2012**) FROM RECEIPT THIS LETTER.

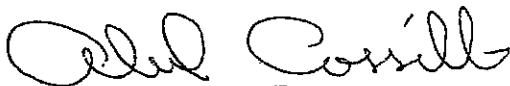
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS (**JULY 9, 2012**) FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS (**JULY 29, 2012**) TO CORRECT SUBSTANDARD CONDITIONS.

If these violations are not mitigated within thirty (30) calendar days of the date of this letter, a case will be processed through Municipal Court. 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 condemned structure.

If you need further information, 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,



Abel Carrillo
Building Official

CITY OF KINGSVILLE

P. O. BOX 1458 – KINGSVILLE, TEXAS 78364



April 25, 2013

MARILLA LOUISE JOHNSON
P.O. BOX 2254
KINGSVILL, TX 78363

Re: TOWN & COUNTRY, BLOCK 4 LOT 16

1702 E FORDYCE

Dear Sir or Madam:

It has been determined that the structure at **1702 E FORDYCE** 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.

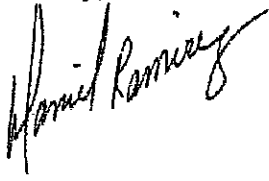
WE MUST RECEIVE WRITTEN RESPONSE FROM YOU WITHIN TEN (10) DAYS FROM THIS NOTICE INDICATING THE ACTION YOU INTEND TO TAKE WITHIN THE NEXT THIRTY (30) DAYS TO CORRECT SUBSTANDARD CONDITIONS.

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,

A handwritten signature in black ink, appearing to read "Daniel Ramirez". The signature is written in a cursive, flowing style with a long horizontal stroke at the end.

Daniel Ramirez
Building Official

Enclosure



BUILDING DEPARTMENT

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

CERTIFIED MAIL – RETURN RECEIPT #7011 1570 0003 3833 1001

June 17, 2013

MARILLA LOUISE JOHNSTON
P.O. BOX 2254
KINGSVILLE, TX 78363

Re: HEARING FOR PROPERTY AT 1702 E FORDYCE

Dear Sir or Madam:

On JUNE 26, 2012, a letter was sent from the City of Kingsville stating that your property located at **1702 E FORDYCE** 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, JULY 22, 2013 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 **JULY 22, 2013.**

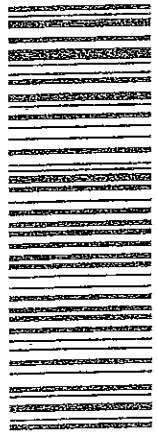
The hearing will take place at the Alcorn Commission Chambers located on the first floor of City Hall, 200 E. Kleberg Avenue, Kingsville, Texas, during a regularly scheduled meeting of the City Commission.

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

CERTIFIED MAIL



78364 7911 0110 0000 4433 0546



LN
62912

Marilla Louise Johnson

Marilla Louise Johnson
P.O. Box 2254
Kingsville, TX 78364

7836400000



CERTIFIED MAIL



78364 7911 0110 0000 4433 0546



E, TEXAS 78364

Marilla Louise Johnson
P.O. Box 2254

051013

78364 7911 0110 0000 4433 0546
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

*2093-04060-06-02

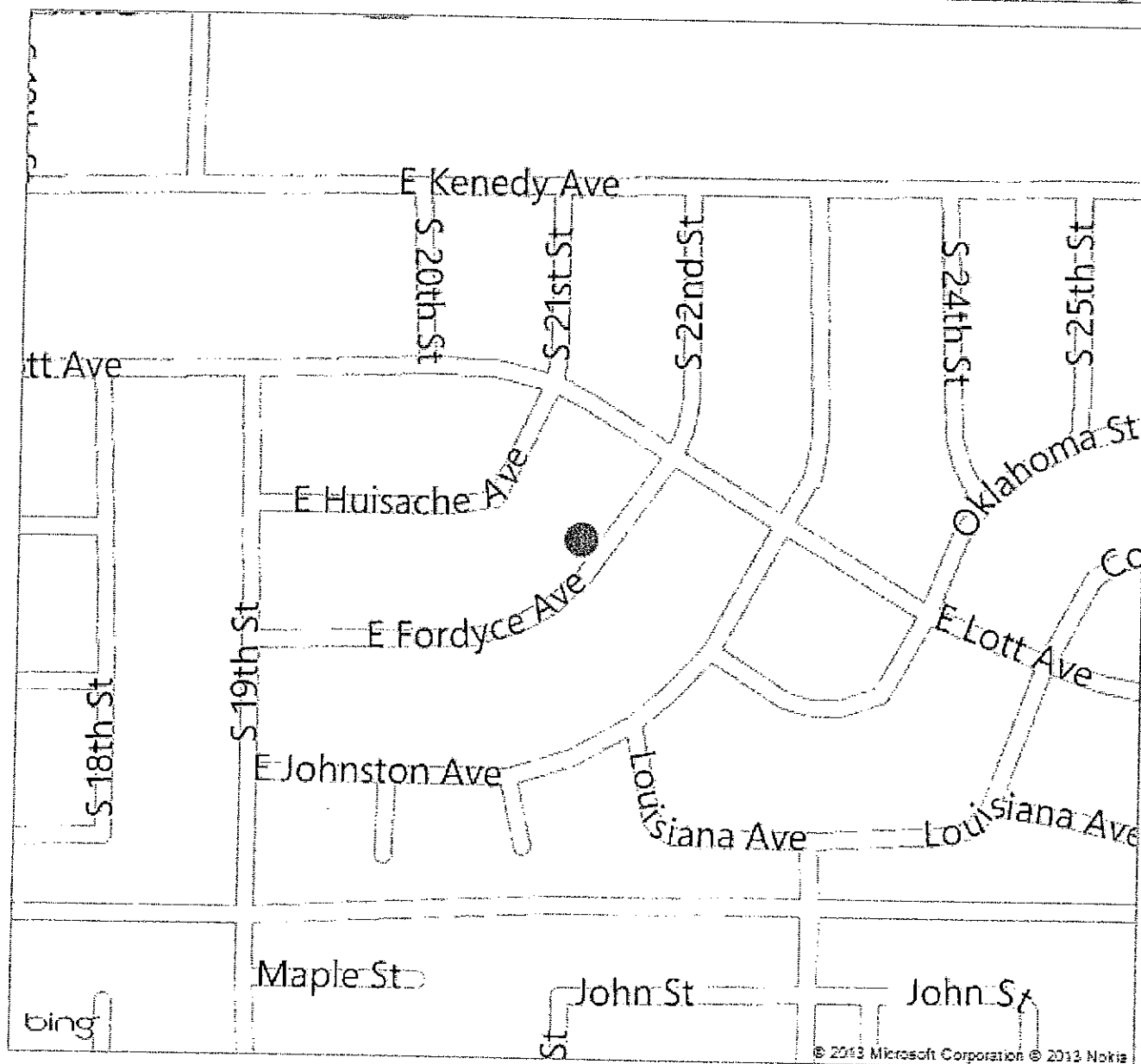
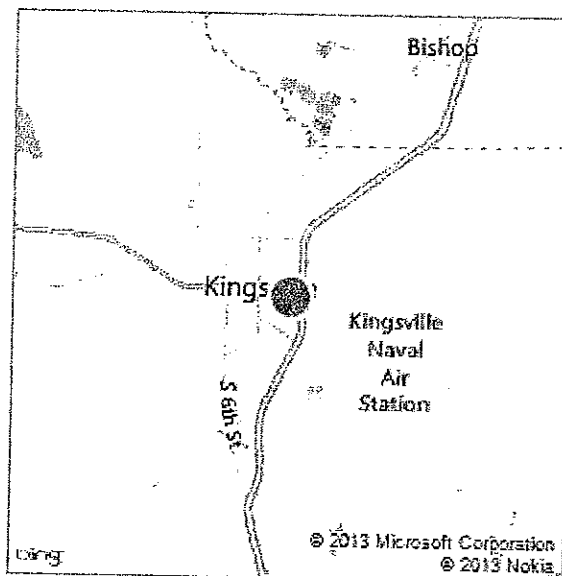
bing Maps

1702 E Fordyce Ave, Kingsville, TX 78363

My Notes

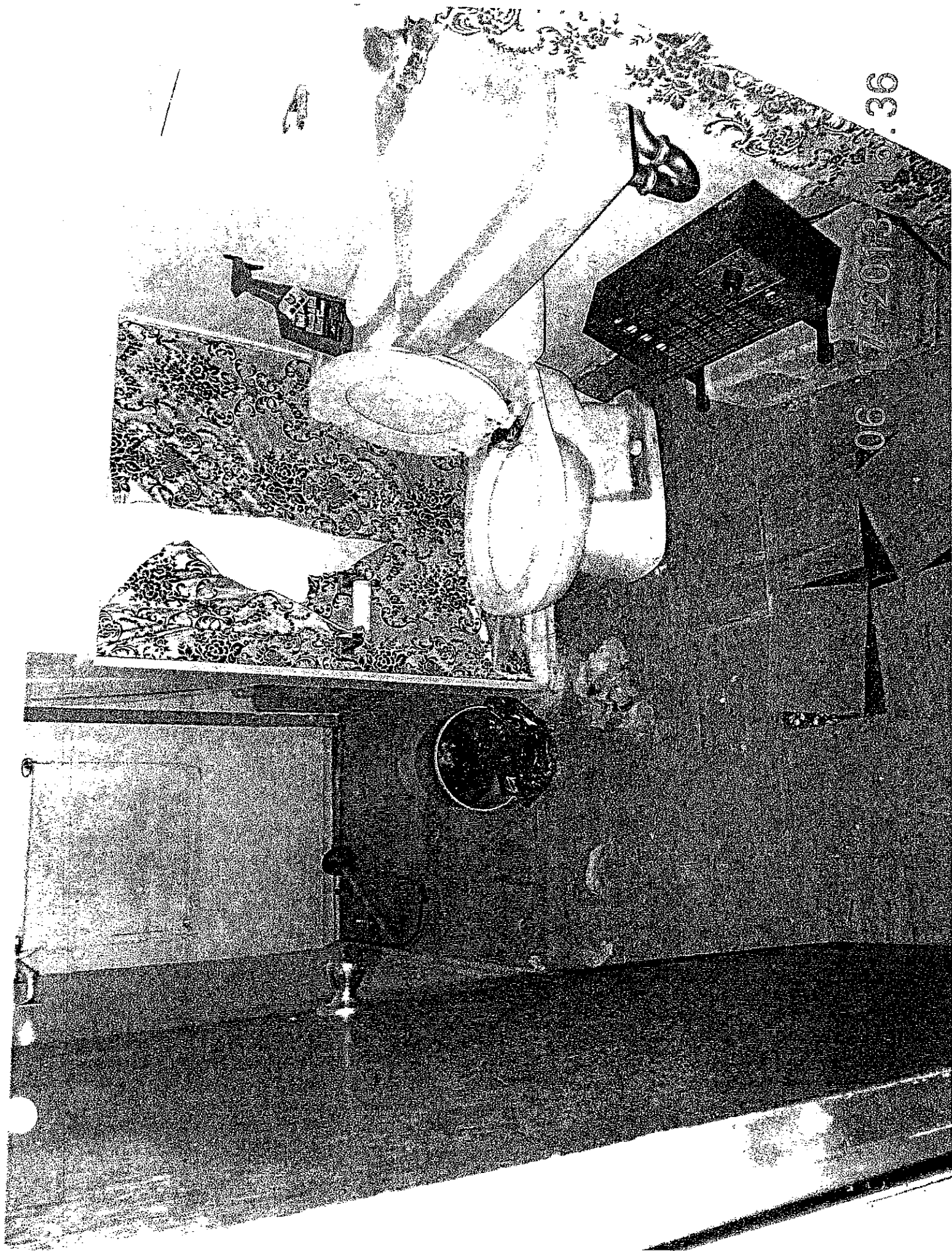


On the go? Use m.bing.com to find maps, directions, businesses, and more



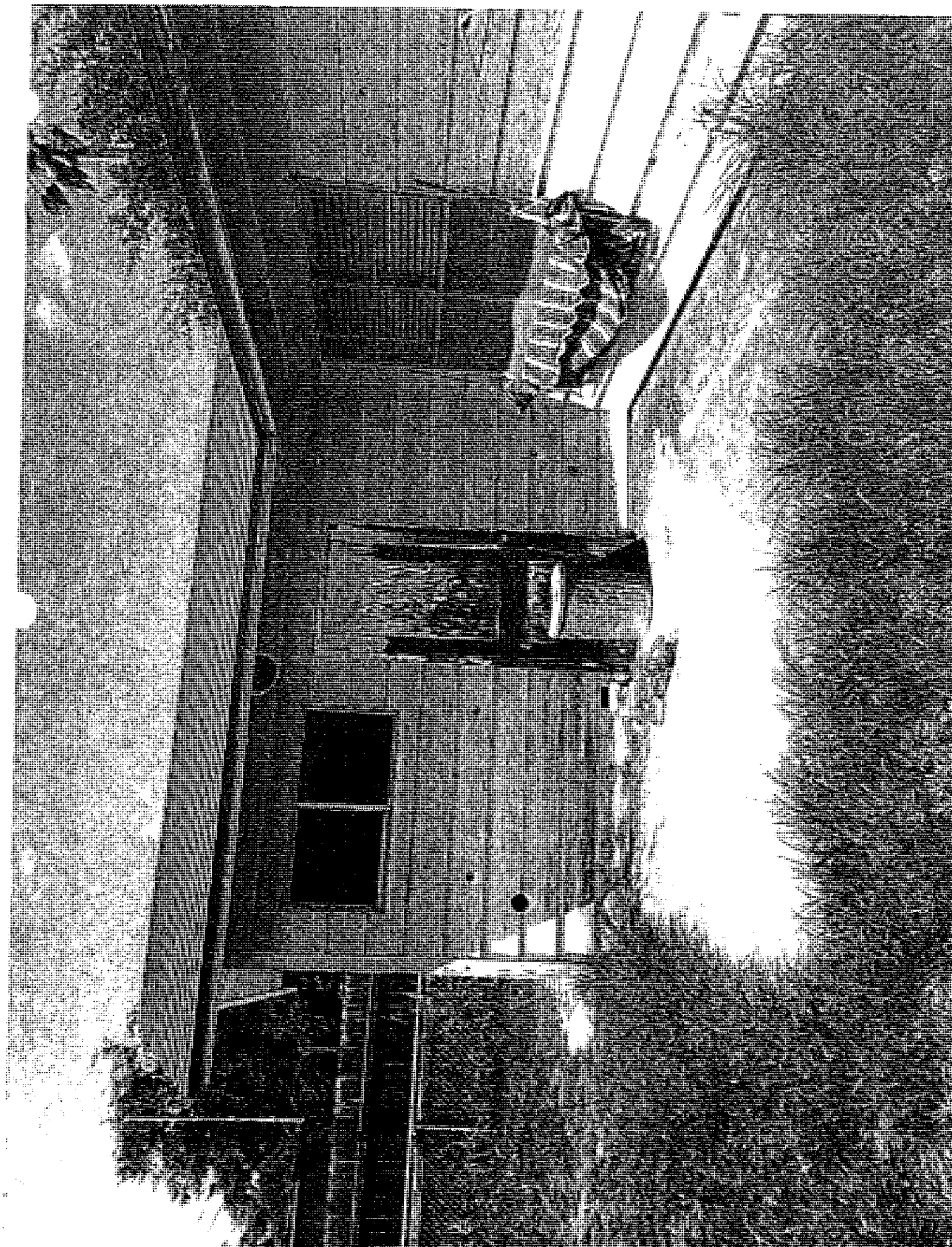
1702 K Fridge

0017.2013 15:35



36

06 17-2013



CITY OF KINGSVILLE, TEXAS

NOTICE

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

ON July 22, 2013

AT 1702 E Fordyce

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) 595-8619

DATE 6-18-13 BY Amir Klerberg 06 21 2013 16:33

AGENDA ITEM #10

JOHN WOMACK & CO., P.C.
CERTIFIED PUBLIC ACCOUNTANTS

JOHN L. WOMACK, CPA

JOHN R. WOMACK, CPA
MARGARET KELLY, CPA

P. O. BOX 1147
KINGSVILLE, TEXAS 78364
(361) 592-2671
FAX (361) 592-1411

Independent Auditor's Report on Financial Statements

Board of Trustees
City of Kingsville
P.O. Box 1458
Kingsville, Texas 78364

Members of the Board of Trustees:

We have audited the accompanying financial statements of the governmental activities, the business-type activities, the discretely presented component unit, each major fund, and the aggregate remaining fund information of City of Kingsville as of and for the year ended September 30, 2012, which collectively comprise the City's basic financial statements as listed in the table of contents. These financial statements are the responsibility of City of Kingsville's management. Our responsibility is to express opinions on these financial statements based on our audit.

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and the significant estimates made by management, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinions.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, the discretely presented component unit, each major fund, and the aggregate remaining fund information of City of Kingsville as of September 30, 2012, and the respective changes in financial position, and cash flows, where applicable, thereof for the year then ended in conformity with accounting principles generally accepted in the United States of America.

In accordance with *Government Auditing Standards*, we have also issued our report dated April 26, 2013, on our consideration of City of Kingsville's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and should be considered in assessing the results of our audit.

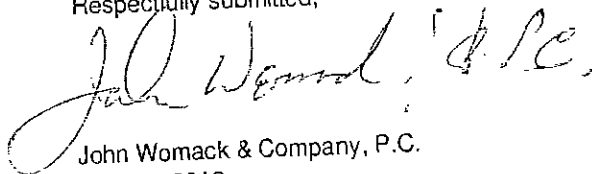
Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information identified as Required Supplementary Information in the table of contents be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting



Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of Kingsville's financial statements as a whole. The introductory section, combining and individual nonmajor fund financial statements, and statistical section are presented for purposes of additional analysis and are not a required part of the financial statements. The combining and individual nonmajor fund financial statements are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the financial statements. The information has been subjected to the auditing procedures applied in the audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the information is fairly stated in all material respects in relation to the financial statements as a whole. The introductory and statistical sections have not been subjected to the auditing procedures applied in the audit of the basic financial statements and, accordingly, we do not express an opinion or provide any assurance on them.

Respectfully submitted,

A handwritten signature in dark ink, appearing to read "John Womack, P.C.", written in a cursive style.

John Womack & Company, P.C.
April 26, 2013

AGENDA ITEM #11

RESOLUTION #2013-_____

A RESOLUTION AUTHORIZING THE MAYOR TO ENTER INTO THE FIRST AMENDMENT TO THE INTERLOCAL COOPERATION AGREEMENT BETWEEN THE CITY OF KINGSVILLE AND TEXAS A&M UNIVERSITY-KINGSVILLE RELATING TO ENGINEERING DESIGN WORK FOR KLEBERG AVENUE BETWEEN THE KLEBERG COUNTY COURTHOUSE AND THIRD STREET; REPEALING ALL CONFLICTING RESOLUTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Kingsville ("City") and Texas A&M University-Kingsville ("TAMUK") try to work together for the benefit of our community when able to do so; and

WHEREAS, Kleberg Avenue from the Kleberg County Courthouse to 3rd Street is in need of engineering design for major repairs; and

WHEREAS, TAMUK has one of the best engineering programs in the country and has engineering students who could benefit from real world experience; and

WHEREAS, TAMUK has a program called Javelina Innovation Lab that pairs students with projects like this engineering design project; and

WHEREAS, the City of Kingsville and TAMUK would both benefit from the local university students performing the engineering design work for the City for this section of Kleberg Avenue and eventual road repairs from this design work would be for the benefit of those who live, work, and visit here; and

WHEREAS, the City is prepared to pay for the engineering design work for the repairing of this section of the street and TAMUK has agreed to provide students and staff supervisors for this project via their Javelina Innovation Lab; and

WHEREAS, the City Commission approved the Interlocal Agreement with TAMUK relating to design engineering work for Kleberg Avenue between the Kleberg County Courthouse and Third Street via Resolution #2012-24 at a meeting on May 14, 2012; and

WHEREAS, the City desires to increase the scope of the project for additional engineering design work for ADA design and electrical design at the intersection of 6th Street and Kleberg Avenue, which will necessitate an increase in time and funding, as well as an amendment to the original agreement; and

WHEREAS, it is mutually deemed sound, desirable, practicable, and beneficial for the parties to this agreement to render assistance to one another whenever practical in accordance with the terms of the agreement attached hereto.

NOW THEREFOR, BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the Mayor is authorized and directed as an act of the City of Kingsville, Texas to enter into the First Amendment to the Interlocal Cooperation Agreement Between the City of Kingsville and the Texas A&M University-Kingsville relating to engineering design work for Kleberg Avenue between the Kleberg County Courthouse and Third Street in accordance with Exhibit A hereto attached and made a part hereof.

II.

THAT all resolutions or parts of resolutions in conflict with this resolution are repealed to the extent of such conflict only.

III.

THAT this Resolution shall be and become effective on and after adoption.

PASSED AND APPROVED by a majority vote of the City Commission on the
22nd day of July, 2013.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

**FIRST AMENDMENT TO THE
INTERLOCAL AGREEMENT
BETWEEN THE CITY OF KINGSVILLE
AND TEXAS A&M UNIVERSITY KINGSVILLE
RELATING TO
ENGINEERING DESIGN WORK FOR
KLEBERG AVENUE BETWEEN
THE KLEBERG COUNTY COURTHOUSE AND THIRD STREET**

WITNESSETH:

WHEREAS, Kleberg Avenue from the Kleberg County Courthouse to 3rd Street is in need of engineering design for major repairs; and

WHEREAS, TAMUK has one of the best engineering programs in the country and has engineering students who could benefit from real world experience; and

WHEREAS, TAMUK has a program called Javelina Innovation Lab that pairs students with projects like this engineering design project; and

WHEREAS, the City of Kingsville and TAMUK would both benefit from the local university students performing the engineering design work for the City for this section of Kleberg Avenue and eventual road repairs from this design work would be for the benefit of those who live, work, and visit here; and

WHEREAS, the City is prepared to pay for the engineering design work for the repairing of this section of the street and TAMUK has agreed to provide students and staff supervisors for this project via their Javelina Innovation Lab; and

WHEREAS, the City Commission approved the Interlocal Agreement with TAMUK relating to design engineering work for Kleberg Avenue between the Kleberg County Courthouse and Third Street via Resolution #2012-24 at a meeting on May 14, 2012; and

WHEREAS, the City desires to increase the scope of the project for additional engineering design work for ADA design and electrical design at the intersection of 6th Street and Kleberg Avenue, which will necessitate an increase in time and funding; and

WHEREAS, it is mutually deemed sound, desirable, practicable, and beneficial for the parties to this agreement to render assistance to one another whenever practical in accordance with these terms; and

NOW, THEREFORE, the City of Kingsville and Texas A&M University Kingsville, in consideration of these mutual covenants and agreements, agree as follows:

1. PARTIES. The parties to this Interlocal Agreement ("Agreement") are the City of Kingsville ("City"), a Texas home rule municipality, and Texas A&M University Kingsville ("TAMUK"), a member of the Texas A&M University System, a state agency, and Texas institution of higher education.

2. PURPOSE.

- A. TAMUK will do additional engineering design work for Kleberg Avenue from the Kleberg County Courthouse to 3rd Street, for an additional amount of \$6,000, so the total contract price with this amendment is for an amount not to exceed \$35,825.00.
- B. The City will pay TAMUK a total amount (the original contract \$29,825 and this amendment \$6,000) not to exceed \$35,825.00 towards the engineering design work for Kleberg Avenue from the Kleberg County Courthouse to 3rd Street.

3. TERM.

- A. This Agreement shall be for a term of May 14, 2013 through August 31, 2013.
- B. This Agreement may be terminated at any time by any party with or without cause upon thirty (30) days advance written notice.
- C. Any notice of termination shall be sent to the other party to this interlocal agreement at the address listed in paragraph 4 of this agreement.

4. MISCELLANEOUS PROVISIONS.

A. Notice. Notice required by this Interlocal Agreement may be given or served by depositing the notice in the United States Mail, in certified or registered form, postage prepaid, addressed to the other party, or by delivering the notice in person to the other party. Notice deposited in the United States Mail in the manner prescribed in this subsection is effective upon deposit. The addresses of the parties are:

City of Kingsville, Texas
Attention: City Manager
P.O. Box 1458
Kingsville, Texas 78364
Telephone: (361) 595-8002
Facsimile: (361) 595-8035

Texas A&M University Kingsville
Attention: Executive Director of Research & Sponsored Programs
700 University Blvd. MSC 201
Kingsville, Texas 78363-8202
Telephone: (361) 593-3219
Facsimile: (361) 593-3409

B. Effect of Waivers. No waiver by either party of any default, violation, or breach of the terms, provisions, and covenants contained in this Interlocal Agreement may be deemed or construed to constitute a waiver of any other violation or breach of any of the terms, provisions, and covenants of this Agreement.

C. Amendment of Interlocal Agreement. This Agreement may be amended at any time. Any amendment to this Agreement must be in writing and agreed to by the governing bodies of the parties. No officer or employee of any of the parties has authority to waive or otherwise modify the limitations in this Agreement, without the express action of the governing body of the party.

D. Not For Benefit of Third Parties. This Agreement and all activities under this Agreement are solely for the benefit of the parties and not the benefit of any third parties.

E. Exercise of Police Powers. This Agreement and all activities under this Agreement are undertaken solely as an exercise of the police power of the parties, exercised for the health, safety, and welfare of the public generally, and not for the benefit of any particular person or persons. The parties do not have and may not be deemed to have any duty to any particular person or persons.

F. Immunities Not Waived. Nothing in this Agreement waives any governmental, official, or other immunity or defense of any of the parties or their officers, employees, representatives, and agents as a result of the execution of this Agreement and the performance of the covenants contained in this Agreement.

G. Mutual Indemnification: To the extent allowed by the Constitution and Laws of the State of Texas, TAMUK, and City agree that each party assumes any and all risks of liability, loss, damages, claims, or causes of action and related expenses, including attorney fees, caused or asserted to have been caused directly or indirectly by or as the result of the negligent acts or omissions of that party and the officers, employees, and agents thereof.

H. Captions. Captions to provisions of this Interlocal Agreement are for convenience and shall not be considered in the interpretation of the provisions.

I. Fiscal Obligations. Each party which performs services or furnishes aid under this Agreement must do so with funds available from current revenues of the party.

J. Interlocal Cooperation Act Applies. The parties enter into this Interlocal Agreement under the Texas Government Code Chapter 791 (Interlocal Cooperation Act). The parties agree that activities under this Agreement are "governmental functions and services" and that the parties are a "local government" and a "state agency" as those terms are defined in this Agreement and in the Interlocal Cooperation Act.

K. Approval by Governing Bodies. Each party represents that this Agreement has been duly passed and approved by the governing body of the party as required by the Texas Interlocal Cooperation Act, Chapter 791, Texas Government Code or that proper power and authority has been delegated by the governing body.

L. Entirety of Agreement. No other oral or written commitments of the parties with respect to the engineering design work on Kleberg Avenue from the Kleberg County Courthouse to Third Street may have any force or effect if not contained in this Interlocal Agreement or any amendments thereto.

M. Severability. If any provision contained in this Agreement is held invalid for any reason, the invalidity does not affect other provisions of the Agreement that can be given effect without the invalid provision, and to this end the provisions of this Agreement are severable.

N. Validity and Enforceability. If any current or future legal limitations affect the validity or enforceability of a provision of this Agreement, then the legal limitations are made a part of this Agreement and operate to amend this Agreement to the minimum extent necessary to bring this Agreement into conformity with the requirements of the limitations, and so modified, this Agreement continues in full force and effect.

O. Warranty. The individuals executing this agreement on behalf of each party represent and warrant that they are each the duly authorized representatives of such party on whose behalf the individuals are signing, each with full power and authority to bind said party to each term and condition set forth in this agreement.

P. Governing Laws. This Agreement shall be governed by the laws of the State of Texas.

Q. Venue. Venue for an action arising under this Agreement is in Kleberg County, Texas.

R. Effective Date. This Agreement is effective on the date when the last party executes this agreement.

S. Multiple Originals. Two (2) copies of this Agreement are executed; each shall be deemed an original.

T. Dispute Resolution: The dispute resolution process provided in Chapter 2260, *Texas Government Code*, and the related rules adopted by the Texas Attorney General pursuant to Chapter 2260, shall be used by TAMUK and the City of Kingsville to attempt to resolve any claim for breach of this agreement by either party that cannot be resolved in the ordinary course of business. City shall submit written notice of a claim of breach of contract under this Chapter to Director of Procurement and General Services of TAMUK, who shall examine

City's claim and any counterclaim and negotiate with City in an effort to resolve the claim.

EXECUTED by Texas A&M University – Kingsville on the ____ day of _____, 2013.

Sandra D. Garcia, CRA
Executive Director of Research & Sponsored Programs

ATTEST:

Debora Bugenhagen
Administrative Assistant III, Finance and Administration

EXECUTED by the City of Kingsville on the ____ day of _____, 2013.

Vincent J. Capell
City Manager

ATTEST:

Edna Lopez
City Secretary

APPROVED AS TO FORM:

Courtney Alvarez
City Attorney



Engineering Department

361-595-8007

361-595-8035 Fax

DATE: Friday, July 12, 2013
TO: City Commission through City Manager
FROM: Juan Carlos Cardenas, Director of Public Works/City Engineer
SUBJECT: Interlocal Agreement with TAMUK for Kleberg Avenue Design

SUMMARY

This item authorizes staff to amend the interlocal agreement between TAMUK and the City for the Javelina Innovation Lab to continue design work for Kleberg Avenue.

BACKGROUND

The City Commission approved the Interlocal Agreement with TAMUK relating to design engineering work for Kleberg Avenue between the Kleberg County Courthouse and Third Street via Resolution #2012-24 at a meeting on May 14, 2012. The City desires to increase the scope of the project for additional engineering design work for ADA design and electrical design at the intersection of 6th Street and Kleberg Avenue, which will necessitate an increase in time and funding. TAMUK will do additional engineering design work for Kleberg Avenue from the Kleberg County Courthouse to 3rd Street, for an additional amount of \$6,000, so the total contract price with this amendment is for an amount not to exceed \$35,825.00. The execution of this agreement will allow the Javelina Innovation Lab to continue the design work for Kleberg Avenue from 3rd Street to Courthouse.

RECOMMENDATION

Staff recommends approval of the interlocal agreement amendment for the completion of this project.

FINANCIAL IMPACT

The design work for this project will cost the City an additional \$6,000 which will come from the City's FY 2012 budget surplus.

Approved

Vincent Capell, City Manager

AGENDA ITEM #12

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 BUDGET OF THE GENERAL FUND FOR THE CITY OF KINGSVILLE FOR THE FIRST AMENDMENT TO THE INTERLOCAL AGREEMENT WITH TEXAS A&M UNIVERSITY KINGSVILLE FOR ENGINEERING DESIGN WORK FOR KLEBERG AVENUE.

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 2012-2013 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				
<u>Capital</u>					
2		Fund Balance	610.00		<u>\$6,000</u>
					<u>\$6,000</u>
<u>Expenses</u>					
5-690.0		Fund Exp/Trsfrs Fund 091	394.93	<u>\$6,000</u>	
				<u>\$6,000</u>	
Fund 091	General Fund Capital Projects Fund				
<u>Revenues</u>					
4-000.0		Transfer from Fund 001	750.13		<u>\$6,000</u>
					<u>\$6,000</u>
<u>Expenses</u>					
5-305.0 Streets		Street & Bridge	521.00	<u>\$6,000</u>	
				<u>\$6,000</u>	

[To provide additional funding for the First Amendment to the Interlocal Agreement with TAMUK for engineering design work for Kleberg Avenue from the Kleberg County Courthouse to Third Street.]

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 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 but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of July, 2013.

PASSED AND APPROVED on this the ___ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney



Engineering Department

361-595-8007

361-595-8035 Fax

DATE: Friday, July 12, 2013
TO: City Commission through City Manager
FROM: Juan Carlos Cardenas, Director of Public Works/City Engineer
SUBJECT: Interlocal Agreement with TAMUK for Kleberg Avenue Design

SUMMARY

This item authorizes staff to amend the interlocal agreement between TAMUK and the City for the Javelina Innovation Lab to continue design work for Kleberg Avenue.

BACKGROUND

The City Commission approved the Interlocal Agreement with TAMUK relating to design engineering work for Kleberg Avenue between the Kleberg County Courthouse and Third Street via Resolution #2012-24 at a meeting on May 14, 2012. The City desires to increase the scope of the project for additional engineering design work for ADA design and electrical design at the intersection of 6th Street and Kleberg Avenue, which will necessitate an increase in time and funding. TAMUK will do additional engineering design work for Kleberg Avenue from the Kleberg County Courthouse to 3rd Street, for an additional amount of \$6,000, so the total contract price with this amendment is for an amount not to exceed \$35,825.00. The execution of this agreement will allow the Javelina Innovation Lab to continue the design work for Kleberg Avenue from 3rd Street to Courthouse.

RECOMMENDATION

Staff recommends approval of the interlocal agreement amendment for the completion of this project.

FINANCIAL IMPACT

The design work for this project will cost the City an additional \$6,000 which will come from the City's FY 2012 budget surplus.

Approved

Vincent Capell, City Manager

City of Kingsville
Proposed/Possible Expenditure of Additional FY 2012 Budget Savings
7/22/13

Additional Budget Savings from FY2012	\$600,000
(1) Agenda Items No. 15 & 16 at 2/25/13 Commission Meeting– Equipment for Community Appearance Division of the Planning and Development Services Dept. (Approved)	<u>(42,480)</u>
Amount Remaining 2/25/13	\$557,520
(2) Agenda Items No. 9 & 10 at 3/25/13 Commission Meeting – Trees on West Santa Gertrudis Median (Pending)	(40,623)
(3) Agenda Items No. 12 & 13 at 3/25/13 Commission Meeting – Dumpster Enclosures	<u>(70,124)</u>
Amount Remaining 3/25/13	\$446,773
(4) Agenda Item No. 2 at 6/10/13 Commission Meeting – Economic Development (Cash Portion) Incentive to Zarsky Development Company, LLC for Wildwood Trails Subdivision	<u>(300,000)</u>
Amount Remaining 6/10/13	\$146,773
(5) Agenda Item No. 3 at 7/22/13 Commission Meeting (Adoption) – G.I.S. Server Hosting Services	(14,980)
(6) Agenda Item No. 12 at 7/22/13 Commission Meeting (Introduction) - Amend Interlocal Agreement with TAMUK School of Engineering for additional design services on Kleberg Street	(6,000)
(7) Agenda Item No. 23 at 7/22/13 Commission Meeting (Introduction) – Additional demolition activity by Community Appearance Office	(35,830)
(8) Agenda Item No. 26 at 7/22/13 Commission Meeting (Introduction) – Purchase of Downtown Streetscape Furniture in partnership with Keep Kingsville Beautiful (KKB)	<u>(14,775)</u>
Amount Remaining 7/22/13	<u><u>\$75,188</u></u>

AGENDA ITEM #13

RESOLUTION #2013-_____

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 USAGE OF FACILITIES AND SIGNAGE; REPEALING ALL CONFLICTING RESOLUTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Kingsville ("City") and Texas A&M University-Kingsville ("TAMUK") try to work together for the benefit of our community when able to do so; and

WHEREAS, the University has facilities that it can make available to the City from time to time as well as signage in strategic areas that can promote the City and its objectives for the benefit of those who live, work, and visit here; and

WHEREAS, the City recognizes that there is a cost for the use of facilities and use of signage that it desires to compensate the University for; and

WHEREAS, it is mutually deemed sound, desirable, practicable, and beneficial for the parties to this agreement to render assistance to one another whenever practical in accordance with these terms; and

WHEREAS, it is mutually deemed sound, desirable, practicable, and beneficial for the parties to this agreement to render assistance to one another whenever practical in accordance with the terms of the agreement attached hereto.

NOW THEREFOR, BE IT RESOLVED by the City Commission of the City of Kingsville, Texas:

I.

THAT the Mayor is authorized and directed as an act of the City of Kingsville, Texas to enter into an Interlocal Cooperation Agreement Between the City of Kingsville and the Texas A&M University-Kingsville relating to Usage of Facilities and Signage in accordance with Exhibit A hereto attached and made a part hereof.

II.

THAT all resolutions or parts of resolutions in conflict with this resolution are repealed to the extent of such conflict only.

III.

THAT this Resolution shall be and become effective on and after adoption.

PASSED AND APPROVED by a majority vote of the City Commission on the
____ 22nd day of _____ July _____, 2013.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

**INTERLOCAL AGREEMENT
BETWEEN THE CITY OF KINGSVILLE
AND TEXAS A&M UNIVERSITY KINGSVILLE
RELATING TO
USAGE OF FACILITIES AND SIGNAGE**

WITNESSETH:

WHEREAS, the City of Kingsville and TAMUK work together for their mutual benefit whenever able to do so; and

WHEREAS, the University has facilities that it makes available to the City from time to time as well as signage in strategic areas that can promote the City and its objectives for the benefit of those who live, work, and visit here; and

WHEREAS, the City recognizes that there is a cost for the use of facilities and use of signage that it desires to compensate the University for; and

WHEREAS, it is mutually deemed sound, desirable, practicable, and beneficial for the parties to this agreement to render assistance to one another whenever practical in accordance with these terms; and

NOW, THEREFORE, the City of Kingsville and Texas A&M University Kingsville, in consideration of these mutual covenants and agreements, agree as follows:

1. **PARTIES.** The parties to this Interlocal Agreement ("Agreement") are the City of Kingsville ("City"), a Texas home rule municipality, and Texas A&M University Kingsville ("TAMUK"), a member of the Texas A&M University System, a state agency, and Texas institution of higher education.

2. **PURPOSE.**

- A. TAMUK will provide meeting rooms and facilities to the City on occasion at mutually agreeable times and locations and will allow the City use of signage at mutually agreeable times and locations for an amount not to exceed \$25,000.00 per year.
- B. The City will pay TAMUK an amount not to exceed \$25,000.00 per year for said usage.

3. **TERM.**

- A. This Agreement shall be for a term of one year, July 22, 2013 through July 21, 2014.
- B. This Agreement will automatically renew for one (1) year renewal terms each year for a maximum total of ten (10) years inclusive of the initial term.

- C. This Agreement may be terminated at any time by any party with or without cause upon thirty (30) days advance written notice.
- D. Any notice of termination shall be sent to the other party to this interlocal agreement at the address listed in paragraph 4 of this agreement.

4. MISCELLANEOUS PROVISIONS.

A. Notice. Notice required by this Interlocal Agreement may be given or served by depositing the notice in the United States Mail, in certified or registered form, postage prepaid, addressed to the other party, or by delivering the notice in person to the other party. Notice deposited in the United States Mail in the manner prescribed in this subsection is effective upon deposit. The addresses of the parties are:

City of Kingsville, Texas
Attention: City Manager
P.O. Box 1458
Kingsville, Texas 78364
Telephone: (361) 595-8002
Facsimile: (361) 595-8035

Texas A&M University-Kingsville
Attention: Associate Vice President for Support Services
MSC 212
700 University Blvd.
Kingsville, Texas 78363
Telephone: (361) 593-3814
Facsimile: (361) 593-2719

B. Effect of Waivers. No waiver by either party of any default, violation, or breach of the terms, provisions, and covenants contained in this Interlocal Agreement may be deemed or construed to constitute a waiver of any other violation or breach of any of the terms, provisions, and covenants of this Agreement.

C. Amendment of Interlocal Agreement. This Agreement may be amended at any time. Any amendment to this Agreement must be in writing and agreed to by the governing bodies of the parties. No officer or employee of any of the parties has authority to waive or otherwise modify the limitations in this Agreement, without the express action of the governing body of the party.

D. Not For Benefit of Third Parties. This Agreement and all activities under this Agreement are solely for the benefit of the parties and not the benefit of any third parties.

E. Exercise of Police Powers. This Agreement and all activities under this Agreement are undertaken solely as an exercise of the police power of the

parties, exercised for the health, safety, and welfare of the public generally, and not for the benefit of any particular person or persons. The parties do not have and may not be deemed to have any duty to any particular person or persons.

F. Immunities Not Waived. Nothing in this Agreement waives any governmental, official, or other immunity or defense of any of the parties or their officers, employees, representatives, and agents as a result of the execution of this Agreement and the performance of the covenants contained in this Agreement.

G. Mutual Indemnification: To the extent allowed by the Constitution and Laws of the State of Texas, TAMUK, and City agree that each party assumes any and all risks of liability, loss, damages, claims, or causes of action and related expenses, including attorney fees, caused or asserted to have been caused directly or indirectly by or as the result of the negligent acts or omissions of that party and the officers, employees, and agents thereof.

H. Captions. Captions to provisions of this Interlocal Agreement are for convenience and shall not be considered in the interpretation of the provisions.

I. Fiscal Obligations. Each party which performs services or furnishes aid under this Agreement must do so with funds available from current revenues of the party, which are subject to annual appropriations.

J. Interlocal Cooperation Act Applies. The parties enter into this Interlocal Agreement under the Texas Government Code Chapter 791 (Interlocal Cooperation Act). The parties agree that activities under this Agreement are "governmental functions and services" and that the parties are a "local government" and a "state agency" as those terms are defined in this Agreement and in the Interlocal Cooperation Act.

K. Approval by Governing Bodies. Each party represents that this Agreement has been duly passed and approved by the governing body of the party as required by the Texas Interlocal Cooperation Act, Chapter 791, Texas Government Code or that proper power and authority has been delegated by the governing body.

L. Entirety of Agreement. No other oral or written commitments of the parties with respect to the usage of facilities or signage may have any force or effect if not contained in this Interlocal Agreement or any amendments thereto.

M. Severability. If any provision contained in this Agreement is held invalid for any reason, the invalidity does not affect other provisions of the Agreement that can be given effect without the invalid provision, and to this end the provisions of this Agreement are severable.

N. Validity and Enforceability. If any current or future legal limitations affect the validity or enforceability of a provision of this Agreement, then the legal limitations are made a part of this Agreement and operate to amend this

Agreement to the minimum extent necessary to bring this Agreement into conformity with the requirements of the limitations, and so modified, this Agreement continues in full force and effect.

O. Warranty. The individuals executing this agreement on behalf of each party represent and warrant that they are each the duly authorized representatives of such party on whose behalf the individuals are signing, each with full power and authority to bind said party to each term and condition set forth in this agreement.

P. Governing Laws. This Agreement shall be governed by the laws of the State of Texas.

Q. Venue. Venue for an action arising under this Agreement is in Kleberg County, Texas.

R. Effective Date. This Agreement is effective on the date when the last party executes this agreement.

S. Multiple Originals. Two (2) copies of this Agreement are executed; each shall be deemed an original.

T. Dispute Resolution: The dispute resolution process provided in Chapter 2260, *Texas Government Code*, and the related rules adopted by the Texas Attorney General pursuant to Chapter 2260, shall be used by TAMUK and the City of Kingsville to attempt to resolve any claim for breach of this agreement by either party that cannot be resolved in the ordinary course of business. City shall submit written notice of a claim of breach of contract under this Chapter to Director of Procurement and General Services of TAMUK, who shall examine City's claim and any counterclaim and negotiate with City in an effort to resolve the claim.

EXECUTED by Texas A&M University – Kingsville on the _____ day of _____, 2013.

Ralph W. Stephens C.P.M., CTCM
Associate Vice President for Support Services
Texas A&M University-Kingsville

ATTEST:

Debora Bugenhagen
Administrative Assistant III, Finance and Administration

EXECUTED by the City of Kingsville on the _____ day of _____, 2013.

Vincent J. Capell
City Manager


ATTEST:

Mary Valenzuela
City Secretary

APPROVED AS TO FORM:

Courtney Alvarez
City Attorney

MEMORANDUM

TO: Mayor and City Commission
FROM: Vince Capell, City Manager 
DATE: July 19, 2013
SUBJECT: Agenda Item No. 13. – Proposed resolution authorizing the Mayor to enter into an Interlocal Agreement with TAMUK relating to usage of facilities and signage.

The aforementioned proposed Interlocal Agreement with TAMUK includes funding of \$25,000 per year for ten years for a total of \$250,000. The funding source for this annual \$25,000 payment is proposed (will require Commission Approval) to come from the \$100,000 per year payment (for 15 years) already agreed to by Celanese Corporation (Ticona Polymers, Inc.) per the Industrial District Agreement. So, for the next ten years, \$25,000 of the \$100,000 annual payment from Ticona is proposed for use in satisfying the payment provisions of the TAMUK Interlocal Agreement. I would propose further that the remaining \$75,000 (\$100,000 - \$25,000) annual payment from Ticona be used for funding City economic development activities. I expect to include this proposal in the City's FY14 proposed annual budget.

cc: Courtney Alvarez, City Attorney / Mark Rushing, Finance Director / Mary Valenzuela, City Secretary.

AGENDA ITEM #14

RESOLUTION NO. 2013-_____

A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE AN INTERLOCAL AGREEMENT FOR E9-1-1 PUBLIC SAFETY ANSWERING POINT SERVICES BETWEEN THE CITY OF KINGSVILLE AND THE COASTAL BEND COUNCIL OF GOVERNMENTS.

WHEREAS, the City Commission previously approved Resolution #2011-49 on August 22, 2011 and #2009-59 on October 26, 2009 for E9-1-1 Public Safety Answering Point Services with the COG, which must be renewed every two years; and

WHEREAS, the Commission on State Emergency Communications has a requirement that began in 2009 that a new interlocal agreement must be executed between the CBCOG and a participating local government (ie, city or county) every two years and it is time for said renewal

WHEREAS, the proposed agreement has not changed, but for period of time during which it is in effect, from the one the City Commission approved in 2011 and includes the minimum requirements to remain compliant with existing laws governing 9-1-1 services in the region.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF KINGSVILLE, TEXAS:

I.

THAT the City Manager is authorized and directed as an act of the City of Kingsville, Texas to enter into an Interlocal Agreement for E9-1-1 Public Safety Answering Point Services between the City of Kingsville and the Coastal Bend Council of Governments in accordance with Exhibit A hereto attached and made a part hereof.

II.

THAT all resolutions or parts of resolutions in conflict with this resolution are repealed to the extent of such conflict only.

III.

THAT this Resolution shall be and become effective on and after adoption.

PASSED AND APPROVED by a majority vote of the City Commission on the 22nd day of July, 2013.

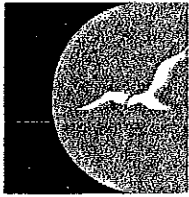
Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney



Coastal Bend Council of Governments

July 9, 2013

Mr. Vincent J. Capbell
City Manager
City of Kingsville
P.O. Box 1458
Kingsville, TX 78364

RE: Interlocal Agreement for E9-1-1 Public Safety Answering Point Services

Dear Mr. Capbell:

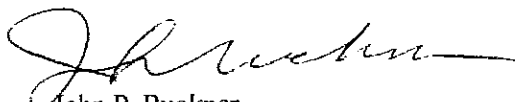
Councils of government (COGs)/regional planning commissions(RPCs) are required to execute a "Contract for 9-1-1 Services" with the Commission on State Emergency Communications (CSEC) every 2 years in order to continue providing emergency communications services (9-1-1) in this region of Texas. This happens every two years, at the start of a new biennium. At this time, the CBCOG has to execute such an agreement in August 2013.

In the Contracts for 9-1-1 Service between the CSEC and the COGs or RPCs, there is an Article 4 that requires an Interlocal Agreement between the COG and a local government entity operating a Public Safety Answering Point (PSAP). Two years ago in late Summer and early Fall of 2011, the CBCOG executed an Interlocal agreement with 18 local officials in this region having oversight over a Public Safety Answering Point. The time has come that a new Interlocal agreement must be executed between the CBCOG and a participating local government, whether county or city, before September 1, 2013.

I have signed and enclosed two copies of an "Interlocal Agreement for E9-1-1 Public Safety Answering Point Services between your local government and the CBCOG. The agreement has not changed other than the period of time during which it is in effect. The agreement includes the minimum requirements to remain compliant with existing laws governing 9-1-1 services in the region. Please sign both documents as soon as possible but before 09/01/2013 and return a fully executed document to me.

Thank you for continuing to provide E9-1-1 services within your jurisdiction and for assisting the CBCOG in this matter.

Sincerely,


John P. Buckner
Executive Director

Enclosures (2)

Cc: Chief Rick Torres

INTERLOCAL AGREEMENT FOR 9-1-1 PUBLIC SAFETY ANSWERING POINT SERVICES

Article 1: Parties & Purpose

1.1 The Coastal Bend Council of Governments (RPC) is a regional planning commission and political subdivision of the State of Texas organized and operating under the Texas Regional Planning Act of 1965, as amended, Chapter 391 of the Local Government Code. The RPC has developed a Strategic Plan to establish and operate 9-1-1 service (Strategic Plan) in State Planning Region 20 (Region), and the Commission on State Emergency Communications (Commission) has approved its current Strategic Plan.

1.2 **City of Kingsville** (Local Government) is a local government that operates Public Safety Answering Points (PSAP) that assist in implementing the Strategic Plan as approved by the Commission.

1.3 The Commission, as authorized by Health & Safety Code, Chapter 771, is the oversight and funding authority for regional planning commissions implementing 9-1-1 service.

1.4 The Contract for 9-1-1 Services between the Commission and the RPC requires the RPC to execute interlocal agreements with local governments relating to the planning, development, operation, and provision of 9-1-1 service, the use of wireline and wireless 9-1-1 fees and equalization surcharge appropriated to the Commission and granted to the RPC (9-1-1 Funds) and adherence to Applicable Law.

Article 2: Applicable Law

2.1 Applicable laws include, but are not limited to, the Texas Health and Safety Code Chapter 771; Commission Rules (Title 1, Part 12, Texas Administrative Code) and Program Policy Statements; the biennial state General Appropriations Act, Texas Government Code (including Uniform Grant and Contract Management Standards [UGMS]), Chapter 783 and Title 1, Part 1, Chapter 5, Subchapter A, Division 4, Texas Administrative Code; Preservation and Management of Local Government Records Act, Chapter 441, Subchapter J; and Resolution of Certain Contract Claims Against the State, Chapter 2260; Texas Local Government Code (including Regional Planning Commissions Act, Chapter 391).

2.2 Any new or amended policy or procedure, other than an adopted rule, shall be enforceable against the Local Government 30 days following the date of its adoption unless the RPC finds and declares that an emergency exists which requires that such policy or procedure be enforceable immediately. The RPC shall provide the Local Government written notice of all new or amended policies, procedures or interpretations of Commission rules within a reasonable time after adoption, and in any event at least 10 days prior to the time such policies or procedures are enforceable against the Local Government.

Article 3: Deliverables

3.1 The Local Government agrees to:

3.1.1 Operate and maintain the **Kingsville Police Department** PSAP located at 1700 E King Street, Kingsville, Texas in the Kingsville Police Department ;

3.1.2 Provide 9-1-1 public safety answering service 24 hours per day, seven days per week; and

3.1.3 Cooperate with the RPC in providing and maintaining suitable PSAP space meeting all technical requirements.

3.2 Ownership, Transference & Disposition of Equipment

3.2.1. The RPC and the Local Government shall comply with Applicable Law, in regards to the ownership, transfer of ownership, and/or control of equipment acquired with 9-1-1 Funds in connection with the provision of 9-1-1 service (9-1-1 equipment).

3.2.2 The RPC shall establish ownership of all 9-1-1 equipment located within the Local Government's jurisdiction. The RPC may maintain ownership, or it may agree to transfer ownership to the Local Government according to established policy.

3.2.3 The Local Government shall ensure that sufficient controls and security exist by which to protect and safeguard the 9-1-1 equipment against loss, damage or theft.

3.2.4 Ownership and transfer-of-ownership documents shall be prepared by the RPC and signed by both parties upon establishing ownership or transference of ownership of any such 9-1-1 equipment in accordance with UGMS and the State Comptroller of Public Accounts. Sample forms are provided as Attachments A and B to this Agreement.

3.2.5 Replacement insurance on 9-1-1 equipment shall be purchased and maintained by the Coastal Bend Council of Governments and proof of insurance shall be provided upon request.

3.2.6 The RPC and/or the Commission shall be reimbursed by the Local Government for any damage to 9-1-1 equipment other than ordinary wear and tear.

3.3 Inventory

3.3.1 The RPC shall maintain a current inventory of all 9-1-1 equipment consistent with Applicable Law;

3.3.2 All 9-1-1 equipment shall be tagged with identification labels.

3.3.3 Any lost or stolen 9-1-1 equipment shall be reported to the RPC as soon as possible.

3.4 Security

3.4.1 The Local Government shall limit access to all 9-1-1 equipment and related data only to authorized personnel.

3.5 Training

3.5.1 The Local Government shall notify the RPC of any new 9-1-1 call takers and schedule for applicable training as soon as possible.

3.6 Operations

The Local Government shall:

3.6.1 Designate a PSAP supervisor and provide related contact information to the RPC;

3.6.2 Monitor and test the 9-1-1 equipment and report any failures or maintenance issues immediately to the appropriate maintenance vendor and/or the RPC;

3.6.3 Coordinate with the RPC and local elected officials in the planning for and implementation and operation of all 9-1-1 equipment;

3.6.4 Allow 24-hour access to the 9-1-1 equipment for repair and maintenance service, as required;

3.6.5 Assist the RPC in conducting inspections of all 9-1-1 equipment at the PSAP as identified by the RPC for quality assurance;

3.6.6 Test all Telecommunications Devices for the Deaf (TDD) for proper operation;

3.6.7 Log all TDD 9-1-1 calls and equipment testing as required by the Americans with Disabilities Act of 1990;

3.6.8 Log all trouble reports and make copies available to the RPC as required by the RPC;

3.6.9 Make no changes to 9-1-1 equipment, software or programs without prior written consent from the RPC.

Article 4: Performance Monitoring

4.1 The RPC and the Commission reserve the right to perform on-site monitoring of the PSAP(s) for compliance with Applicable Law and performance of the deliverables specified in this Agreement. The Local Government agrees to fully cooperate with all monitoring requests from the RPC and/or the Commission for such purposes.

Article 5: Procurement

5.1 The RPC and the Local Government agree to use competitive procurement practices and procedures required by Applicable Law and RPC procurement policies in connection with any procurement to be funded with 9-1-1 Funds.

5.2 The RPC shall **Not** purchase or reimburse Local Government for supplies necessary for performance of the deliverables per this Agreement.

Article 6: Financial

6.1 As authorized by Applicable Law, the provisioning of 9-1-1 service throughout the Region is funded by Commission grants of appropriated 9-1-1 Funds.

6.2 The RPC will provide 9-1-1 Funds to the Local Government on a cost reimbursement basis using a monitoring process that provides assurance that the reimbursement requests from the Local Government are complete, accurate, and appropriate.

6.3 The RPC may withhold, decrease, or seek reimbursement of 9-1-1 Funds in the event that those 9-1-1 Funds were used in noncompliance with Applicable Law.

6.4 The Local Government shall reimburse the RPC and/or the Commission, as applicable, any 9-1-1 Funds used in noncompliance with Applicable Law.

6.5 Such reimbursement of 9-1-1 Funds to the RPC and/or the Commission, as applicable, shall be made by the Local Government within 60 days after demand by the RPC, unless an alternative repayment plan is approved by the RPC and then submitted to the Commission for approval.

6.6 The Local Government commits to providing 9-1-1 services as a condition to receiving 9-1-1 Funds as prescribed by the RPC's Strategic Plan and any amendments thereto.

Article 7: Records

7.1 The Local Government will maintain adequate fiscal records and supporting documentation of all 9-1-1 Funds reimbursed to the Local Government for 9-1-1 service consistent with Applicable Law and generally accepted accounting principles and as approved in the RPC's current approved Strategic Plan;

7.2 The RPC or its duly authorized representative shall have access to and the right to examine and audit all books, accounts, records, files, and/or other papers or property pertaining to the 9-1-1 service belonging to or in use by the Local Government, the PSAP, or by any other entity that has performed or will perform services related to this Agreement.

7.3 The Commission and State Auditor's Office shall have the same access and examination rights as the RPC.

Article 8: Assignment

8.1 The Local Government may not assign its rights or subcontract its duties under this Agreement. An attempted assignment or subcontract in violation of this paragraph is void.

Article 9: Nondiscrimination and Equal Opportunity

9.1 The RPC and the Local Government shall not exclude anyone from participating under this Agreement, deny anyone benefits under this Agreement, or otherwise unlawfully discriminate against anyone in carrying out this Agreement because of race, color, religion, sex, age, disability, handicap, or national origin.

Article 10: Dispute Resolution

10.1 Disputes include, but are not limited to, disagreement between the parties about the meaning or application of the Strategic Plan, the Applicable Law or policy, or this Agreement.

10.2 The parties desire to resolve disputes without litigation. Accordingly, if a dispute arises, the parties agree to attempt in good faith to resolve the dispute between them. To this end, the parties agree not to sue one another, except to enforce compliance with this Article 10, until they have exhausted the procedures set out in this Article 10.

10.3 At the written request of either party, each party shall appoint one non-lawyer representative to negotiate informally and in good faith to resolve any dispute arising between the parties. The representatives appointed shall determine the location, format, frequency, and duration of the negotiations.

10.4 If the representatives cannot resolve the dispute within 30 calendar days after the first negotiation meeting, the parties agree to submit the dispute to a mutually designated

legal mediator. Each party shall pay one-half the total fee and expenses for conducting the mediation.

10.5 The parties agree to continue performing their duties under this Agreement, which are unaffected by the dispute, during the negotiation and mediation process.

10.6 If mediation does not resolve the parties' dispute, the parties may pursue their legal and equitable remedies.

Article 11: Suspension for Unavailability of Funds

11.1 In the event that (i) the RPC's approved budget and/or appropriations to the Commission from the Texas Legislature do not permit or otherwise appropriate funds for reimbursement to Local Government provided for in this Agreement, and (ii) such lack of permission or non-appropriation shall not have resulted from any act or failure to act on the part of the RPC, and (iii) the RPC has exhausted all funds legally available for reimbursement to Local Government, and no other legal procedure shall exist whereby payment hereunder can be made to Local Government; and (iv) RPC has negotiated in good faith with Local Government to develop an alternative payment schedule or new agreement that will accommodate RPC's approved budget and/or appropriations for the applicable period, then RPC will not be obligated to reimburse the Local Government for the applicable budget year(s).

Article 12: Notice to Parties

12.1 Notice under this Agreement must be in writing and received by the party against whom it is to operate. Notice is received by a party (1) when it is delivered to the party personally; or (2) on the date shown on the return receipt if mailed by registered or certified mail, return receipt requested, to the party's address specified in this Article and signed on behalf of the party.

12.2 The RPC's address is:

**Coastal Bend Council of Governments
2910 Leopard Street
Corpus Christi, TX 78408**

The Local Government's address is:

**City of Kingsville
City Manager's Office
P.O. Box 1458
Kingsville, TX 78364**

12.3 A party may change its address by providing notice of the change in accordance with paragraph 12.1.

Article 13: Effective Date and Term

13.1 This Agreement is effective as of September 1, 2013 and shall terminate on August 31, 2015.

13.2 In the event of default in the performance of this Agreement, the non-defaulting party may terminate this Agreement after providing written notice of the default to the defaulting party, and the failure of the defaulting party to cure said default within 30 calendar days of said notice.

13.3 If this Agreement is terminated for any reason, the RPC shall not be liable to the Local Government for any damages, claims, losses, or any other amounts arising from or related to any such termination.

Article 14: Force Majeure

14.1 The RPC may grant relief from performance of the Agreement if the Local Government is prevented from performance by act of war, order of legal authority, act of God, or other unavoidable cause not attributable to the fault or negligence of the Local Government. The burden of proof for the need of such relief shall rest upon the Local Government. To obtain release based on force majeure, the Local Government shall file a written request with the RPC.

Article 15: Confidentiality

15.1 The parties will comply with the Texas Public Information Act, Government Code, Chapter 552 as interpreted by judicial opinions and opinions of the Attorney General of the State of Texas. This Agreement and all data and other information generated or otherwise obtained in its performance may be subject to the Texas Public Information Act. The parties agree to maintain the confidentiality of information received during the performance of this Agreement.

15.2 The Local Government or its duly authorized representative will notify the RPC upon receipt of any requests for information.

Article 16: Indemnification

16.1 To the extent authorized by law, each party agrees to indemnify the other and agrees to defend its governing body members, officers and employees, against any claim, suit or administrative proceeding, and to indemnify them against any liability including all costs, expenses, and reasonable attorney's fees incurred arising out of an act or omission of the governing body, any officer, employee or agent in carrying out this Agreement.

Article 17. Historically Underutilized Business Requirements

17.1 The Local Government shall comply with requirements of Chapter 2261 of the Government Code regarding Historically Underutilized Businesses.

Article 18: Miscellaneous

18.1 For purposes of this Agreement, terms not specifically defined herein are defined in the Applicable Laws.

18.2 Each individual signing this Agreement on behalf of a party warrants that he or she is legally authorized to do so, and that the party is legally authorized to perform the obligations undertaken.

18.3 This Agreement constitutes the entire agreement between the parties and supersedes any and all oral or written agreements between the parties relating to matters herein. An amendment to this Agreement is not effective unless in writing and signed by both parties.

18.4 All parties agree that should any provision of this Agreement be determined to be invalid or unenforceable, such determination shall not affect the term of this Agreement, which shall continue in full force and effect.

18.5 The following Attachments are part of this Agreement:


Attachment A	Ownership Agreement
Attachment B	Transfer of Ownership Form
Attachment C	Scope of Work
Attachment D	PSAP Operations Performance Measures and Monitoring
Attachment E	Commission Documents – Legislation, Rules and Program Policy Statements

18.6 This Agreement is binding on, and to the benefit of, the parties' successors in interest.

18.7 This Agreement is executed in duplicate originals.

Coastal Bend Council of Governments

City of Kingsville

By:  By: _____

Printed Name : John P. Buckner

PrintedName: Vincent J. Capell

Title: Executive Director

Title: City Manager

Date: 07/09/2013

Date: _____

Attachment A

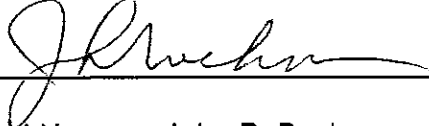
As stipulated in Article 3 of the Agreement, the RPC shall establish ownership of all 9-1-1 equipment located within the Local Government's jurisdiction.

The RPC hereby establishes all equipment purchased with 9-1-1 funds located at the Kingsville Police Department PSAP (PSAP Name), in Kingsville, Kleberg County, Texas to be the property of the Coastal Bend Council of Governments, hereinafter referred to as "Owner".

Following is an itemized listing of 9-1-1 equipment hereby defined as the property of Owner.

Positron VIPER Host Central Premises Equipment [CPE], front and backroom
Positron ePrinter
Eventide voice recorder
[any other equipment with CBCOG numbered name tag displayed on it]

Coastal Bend Council of Governments

By: 

Printed Name: John P. Buckner

Title: Executive Director

Date: 07/09/2013

City of Kingsville

By: _____

Printed Name: Vincent J. Capbell

Title: City Manager

Date: _____

Attachment B

As stipulated in Article 3 of the Agreement between [REDACTED] (RPC) and [REDACTED] (Local Government) dated [REDACTED], 20[REDACTED], the RPC shall document all transfers of ownership of 9-1-1 equipment between the RPC and the Local Government.

Indicate the appropriate classification:

Transfer _____ Disposition _____ Lost _____

Please provide the following information in as much detail as possible.

Inventory Number	Current Assignee:
Description	Location:
Serial Number	Signature:
Acquisition Date	Date:
Acquisition Cost	New Assignee:
Vendor	Location:
Invoice Number	Signature:
Purchase Order Number	Date:
Condition	

Continued.....

Attachment B
Transfer of Ownership Form (continued)

Action Recommended by: _____

Title: _____

Date: _____

Comments: _____

Approved: ☐ Yes ☐ No

Proceeds, if any: _____

Approved by: _____

Title: _____
Comptroller

Date: _____

Disposed or Lost Property shall require approval by the agency head.

Reviewed by: _____
Executive Director (or other appropriate title of agency head)

Date: _____

Attachment C Scope of Work

Include specific activities to be performed, including but not limited to standards for the use of answering points and the creation of new answering points, inventory/equipment categories, coordination, insurance, technical activities, operating procedures, frequency of testing, event reporting, etc. to insure compliance with this Agreement, the CSEC REC contract, Regional Strategic Plan and individual local requirements.

The following pages are taken from the Coastal Bend Council of Governments FY 2010-2011 Stage 2, Section A, 9-1-1 Strategic Plan and these sections of that report address the Scope of Work the sections include:

- A.6. Network Testing Plan
- A.7. Contingency Routing and Call Overflow Plan
- A.8. PSAP Monitoring Plan
- A.9. Call Taker Training Plan

Attachment D

PSAP Operations Performance Measures and Monitoring

Reports

The RPC may request that the Local Government provide it with specialized reports which will not duplicate information readily available from vendors. Such reports shall include, but are not limited to:

~~[List reports necessary to insure compliance with this Agreement, the CSEC/RPC contract, Regional Strategic Plan and individual local requirements.]~~

Logs

The Local Government shall provide copies of logs and reports to assist with the RPC's collection of efficiency data on the operation of PSAPs including, but not limited to:

1. Trouble report logs at least once per _____;
2. List of service affecting issues once per _____;
3. Certification of TTY/TDD testing once per _____; and
4. TTY/TDD call logs.

~~[Include logs necessary to insure compliance with this Agreement, the CSEC/RPC contract, Regional Strategic Plan and individual local requirements.]~~

Quality Assurance Inspections

RPC personnel will conduct site visits at least 4 per year to evaluate the condition of equipment, efficiency of PSAP operations, and compliance with the Agreement.

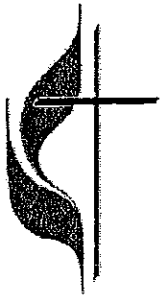
Attachment E

Commission Documents

The following documents govern the funding and provisioning of 9-1-1 services by the RPC:

1. Commission Legislation: http://www.911.state.tx.us/browse.php/rules_legislation
2. Commission Rules: http://www.911.state.tx.us/browse.php/rules_legislation
3. Commission Program Policy Statements:
http://www.911.state.tx.us/browse.php/program_policy_statements

AGENDA ITEM #15



First United Methodist Church
230 West Kleberg
Kingsville, Texas 78363
(361) 592-2632

City of Kingsville Texas

Re: UM Army Camp

The First United Methodist Church will be hosting a UM Army camp the week of July 14-20. This is a camp for high-school aged students focused on making needed repairs to homes in the community. There will be two adults for every five campers. Repairs will be focused on the health and safety of the residents. Typical repairs are fixing windows, doors, painting, and installing wheel-chair ramps. All repairs are completed at no cost to the residents. The costs are covered by camper registration fees or by the church.

We are requesting that the city waive any fees incurred by the disposing of the waste generated in the completion of these repairs.

Any assistance that the city can provide will be appreciated to better this community.

Pastor Jim Curran
First United Methodist Church
230 W. Kleberg
Kingsville, Texas 78363
361-652-8360

AGENDA ITEM #16

Memo

To: Vince Capell, City Manager
From: Mark Rushing, Finance Director
CC: Courtney Alvarez, City Attorney
Date: 07/15/2013
Re: Water and Waste Water Rates

Following the Water and Waste Water rate models provided by HDR Engineering, it is time to update the water and waste water rates increases.

This request is to add the first reading of the water and waste water rate increases to the commission meeting scheduled for July 22, 2013.

Thank you.

Mark Rushing, Finance Director

To: Mr. Mark Rushing	
From: Grady Reed	Project: City of Kingsville Revenue Projections (FY13)
CC:	
Date: July 18, 2013	Job No:

Document3

RE: FY13 & FY14 Water/Wastewater Revenue Projections

FY13 & FY14 Revenue Projections

HDR has completed its water and wastewater revenue projections for FY13 as well as FY14 (Table 1). As of June 21st, 2013, the City of Kingsville had recorded total water and wastewater revenues of \$6,211,848. HDR projects that during the remaining portion of FY13, the City will collect additional revenues of \$2,231,051 associated with water and wastewater operations for a total of \$8,442,899 of revenue collected for FY13. (See section below for a discussion of assumptions and methodology.) Total water and wastewater projections for FY14 are \$7,995,628¹ or a 5.3% decrease from FY13. This decrease is in large part due to the fact that FY13 appears to be a warmer and drier year with increased water sales, while the FY14 revenue was forecast on a "normal" weather year.

Table 1.
Water & Wastewater Revenue Projections (FY13 & FY14)

Fund #	Fund Name	Year to Date Revenue (FY13) ¹	Remaining FY Revenue Projection (FY13) ²	FY13 Total Estimated Revenue	FY14 Revenue Projection ³
051-000-915	Interest Income	\$1,615	\$538	\$2,154	\$6,567
051-000-920	Auction Revenue	\$0	\$0	\$0	\$2,000
051-000-990	Miscellaneous Income	\$2,845	\$948	\$3,793	\$10,150
051-000-940	Intergovernmental Income	\$10,000	\$0	\$10,000	\$0
051-600-816	Water Sales	\$3,590,736	\$1,320,077	\$4,910,813	\$4,381,059
051-600-817	Penalty Fee on Water	\$163,607	\$54,536	\$218,142	\$218,797
051-600-818	New Water Connections	\$75,702	\$3,144	\$78,846	\$12,578
051-600-891	Water Sales - STWA	\$10,484	\$4,126	\$14,610	\$16,000
051-700-822	Sewer Sales	\$2,351,301	\$840,045	\$3,191,346	\$3,335,261
051-700-823	Sewer Taps	\$4,995	\$1,665	\$6,660	\$6,680
051-700-825	Sewer Sales - After Hours	\$563	\$188	\$751	\$753
051-700-827	Grease Trap Inspections	\$0	\$5,784	\$5,784	\$5,784
051-700-828	Ground Water Discharge	\$0	\$0	\$0	\$0
	Total Revenue	\$6,211,848	\$2,231,051	\$8,442,899	\$7,995,628
1. Year to date revenue is as of June 21st, 2013.					
2. Remaining revenue projection is for the months of June (remaining portion), July, August, & September.					
3. Assumes a 0.3% growth rate in connections, a 1% increase in water rates, a 3% increase in ww rates and a "normal" weather year.					

¹ Assumes that a rate increase for water service of 1% is implemented as well as an increase for wastewater service of 3%.

Significant Assumptions Used

Two significant assumptions were made when forecasting the projected revenue for FY13:

- Weather patterns would remain “normal” for the projections period; and
- The volume of water and wastewater sales continues to grow at about 0.3% a year.

If the weather varies significantly from a “normal” weather pattern during the remainder of FY13, this could alter the actual revenues collected (primarily from water sales). Typically, the months of July and August, and in some cases September, are typically the hottest months of the year and the months in which a significant portion of water revenue is collected due to water use in the higher water rate tiers. If these months are wetter than “normal”, water revenues collected will likely be less than projected. However, if these months are drier than “normal”, then water revenue collected may be slightly higher than projected, although the increase will likely be minimal.

If the City has experienced a higher rate of growth than assumed (0.3% a year) since FY13, the projected revenues may be slightly low; conversely, if the City has grown at less than the assumed growth rate, the projected revenues may be slightly higher than actual collected revenue at the end of the fiscal year.

Similarly, to project the water and wastewater revenue for FY14, it was assumed that the City would grow at about 0.3% a year and that a 1% increase for water service and a 3% increase for wastewater service would be implemented, consistent with the latest rate model update. The same discussion concerning weather patterns contained above also applies to the FY14 revenue projections.

Methodology Used for FY13 Projections

In order to project the remaining revenue to be received for Interest Income, Auction Revenue, Miscellaneous Income, Penalty Fees on Water, Sewer Taps, Sewer Sales-After Hours, and Grease Trap Inspections; it was assumed that the revenue received from these operations is roughly the same each month. Therefore, the revenue collected to date for each category was divided by nine (9) (October 1st through June 30th) to obtain an average monthly value. This value was then multiplied by three (3) (July 1st through September 30th) to obtain a value of revenue remaining to be collected. For New Water Connections, a lower value than that obtained with the methodology above was used for the remainder of the fiscal year. The year-to-date revenue appears to have a large or several larger connections being made to this system and that same pattern may not continue for the final three months in the fiscal year. Finally, it was assumed that the Intergovernmental Income was a one-time transfer, not likely to re-occur over the last three months of the fiscal year.

To calculate the expected remaining revenue to be collected for water sales and sewer sales, the projected sales revenue for each was calculated on a monthly basis based upon the average revenue for each individual month over the last three fiscal years.

ORDINANCE NO. _____

AMENDING THE CITY OF KINGSVILLE CODE OF ORDINANCES CHAPTER V, ARTICLE 2, SEWERS, PROVIDING FOR AN INCREASE IN SEWER RATES; REPEALING ALL ORDINANCES IN CONFLICT HERewith AND PROVIDING FOR AN EFFECTIVE DATE AND PUBLICATION.

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: 3% increase

I.

THAT Section 5-2-2 of Article 2: Sewers of Chapter V, Public Works, of the Code of Ordinances of the City of Kingsville, Texas, shall be amended to read as follows:

§ 5-2-2 USER CLASSIFICATIONS; SCHEDULE OF CHARGES.

(A) *Single-family residential.* Minimum monthly charge of ~~\$10.54~~, **\$10.86** with an allowance of 2,000 gallons. For consumption in excess of 2,000 gallons a charge of ~~\$3.04~~, **\$3.10** per 1,000 gallons will be levied to a maximum of 15,000 gallons after which no further charge shall be levied.

(B) *Duplex.* Minimum monthly charge of ~~\$12.93~~, **\$13.32** with an allowance of 2,000 gallons. For consumption in excess of 2,000 gallons a charge of ~~\$3.04~~, **\$3.10** per 1,000 gallons will be levied.

(C) *Multi-family residential (includes apartments of 3-4 units).* Minimum monthly charge of ~~\$19.76~~, **\$20.36** with an allowance for 3,000 gallons. For consumption in excess of 3,000 gallons, a charge of ~~\$3.04~~, **\$3.10** per 1,000 gallons shall be levied.

(D) *Commercial (includes hotels, motels, apartments over 4 units, and all others not meeting any other categories).* Minimum monthly charge ~~\$24.31~~, **\$25.04** with an allowance of 3,000 gallons. For consumption in excess of 3,000 gallons a charge of ~~\$3.17~~, **\$3.27** per 1,000 gallons will be levied.

(E) *Irrigation.* No customer using city water services solely for irrigation purposes shall be assessed a sewer charge.

(F) *Industrial plants.* By special contract with the city.

(G) *Billing charge.* All sewer customers who are not billed for water services shall be assessed a monthly billing charge of ~~\$2.06~~, **\$2.13** in addition to their sewer charges.

(H) (1) *Outside city limits.* All parts of this section shall apply to customers located outside the city limits and who receive city sewer service except the rates to such customers shall be as follows:

(2) *Single-family residential.* Minimum monthly charge of ~~\$12.08~~, **\$12.45** with an allowance of 2,000 gallons. For consumption in excess of 2,000 gallons a charge of ~~\$3.45~~, **\$3.56** per 1,000 gallons of water consumed to a maximum of 15,000 gallons after which no further charge shall be levied.

(3) *Duplex.* Minimum monthly charge of ~~\$14.58~~, **\$15.02** with an allowance of 2,000 gallons. For consumption in excess of 2,000 gallons a charge of ~~\$3.66~~, **\$3.77** per 1,000 gallons of water consumed.

(4) *Multi-family residential (includes apartments of 3-4 units).* Minimum monthly charge of ~~\$22.73~~, **\$23.42** with an allowance of 3,000 gallons. For consumption in excess of 3,000 gallons a charge of ~~\$3.66~~, **\$3.77** per 1,000 gallons of water consumed.

(5) *Commercial (includes hotels, motels, apartments over 4 units, and all others not meeting any of the above categories).* Minimum monthly charge of ~~\$27.96~~, **\$28.80** with an allowance of 3,000 gallons. For consumption in excess of 3,000 gallons a charge of ~~\$3.65~~, **\$3.76** per 1, 000 gallons of water consumed.

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 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 be codified and become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of July, 2013.

PASSED AND APPROVED on this the 12th day of August, 2013.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

AGENDA ITEM #17

Memo

To: Vince Capell, City Manager
From: Mark Rushing, Finance Director
CC: Courtney Alvarez, City Attorney
Date: 07/15/2013
Re: Water and Waste Water Rates

Following the Water and Waste Water rate models provided by HDR Engineering, it is time to update the water and waste water rates increases.

This request is to add the first reading of the water and waste water rate increases to the commission meeting scheduled for July 22, 2013.

Thank you.

Mark Rushing, Finance Director

To: Mr. Mark Rushing	
From: Grady Reed	Project: City of Kingsville Revenue Projections (FY13)
CC:	
Date: July 18, 2013	Job No:

DocumentB

RE: FY13 & FY14 Water/Wastewater Revenue Projections

FY13 & FY14 Revenue Projections

HDR has completed its water and wastewater revenue projections for FY13 as well as FY14 (Table 1). As of June 21st, 2013, the City of Kingsville had recorded total water and wastewater revenues of \$6,211,848. HDR projects that during the remaining portion of FY13, the City will collect additional revenues of \$2,231,051 associated with water and wastewater operations for a total of \$8,442,899 of revenue collected for FY13. (See section below for a discussion of assumptions and methodology.) Total water and wastewater projections for FY14 are \$7,995,628¹ or a 5.3% decrease from FY13. This decrease is in large part due to the fact that FY13 appears to be a warmer and drier year with increased water sales, while the FY14 revenue was forecast on a "normal" weather year.

Table 1.
Water & Wastewater Revenue Projections (FY13 & FY14)

Fund #	Fund Name	Year to Date Revenue (FY13) ¹	Remaining FY Revenue Projection (FY13) ²	FY13 Total Estimated Revenue	FY14 Revenue Projection ³
051-000-915	Interest Income	\$1,615	\$538	\$2,154	\$6,567
051-000-920	Auction Revenue	\$0	\$0	\$0	\$2,000
051-000-990	Miscellaneous Income	\$2,845	\$948	\$3,793	\$10,150
051-000-940	Intergovernmental Income	\$10,000	\$0	\$10,000	\$0
051-600-816	Water Sales	\$3,590,736	\$1,320,077	\$4,910,813	\$4,381,059
051-600-817	Penalty Fee on Water	\$163,607	\$54,536	\$218,142	\$218,797
051-600-818	New Water Connections	\$75,702	\$3,144	\$78,846	\$12,578
051-600-891	Water Sales - STWA	\$10,484	\$4,126	\$14,610	\$16,000
051-700-822	Sewer Sales	\$2,351,301	\$840,045	\$3,191,346	\$3,335,261
051-700-823	Sewer Taps	\$4,995	\$1,665	\$6,660	\$6,680
051-700-825	Sewer Sales - After Hours	\$563	\$188	\$751	\$753
051-700-827	Grease Trap Inspections	\$0	\$5,784	\$5,784	\$5,784
051-700-828	Ground Water Discharge	\$0	\$0	\$0	\$0
	Total Revenue	\$6,211,848	\$2,231,051	\$8,442,899	\$7,995,628

1. Year to date revenue is as of June 21st, 2013.
2. Remaining revenue projection is for the months of June (remaining portion), July, August, & September.
3. Assumes a 0.3% growth rate in connections, a 1% increase in water rates, a 3% increase in ww rates and a "normal" weather year.

¹ Assumes that a rate increase for water service of 1% is implemented as well as an increase for wastewater service of 3%.

Significant Assumptions Used

Two significant assumptions were made when forecasting the projected revenue for FY13:

- Weather patterns would remain “normal” for the projections period; and
- The volume of water and wastewater sales continues to grow at about 0.3% a year.

If the weather varies significantly from a “normal” weather pattern during the remainder of FY13, this could alter the actual revenues collected (primarily from water sales). Typically, the months of July and August, and in some cases September, are typically the hottest months of the year and the months in which a significant portion of water revenue is collected due to water use in the higher water rate tiers. If these months are wetter than “normal”, water revenues collected will likely be less than projected. However, if these months are drier than “normal”, then water revenue collected may be slightly higher than projected, although the increase will likely be minimal.

If the City has experienced a higher rate of growth than assumed (0.3% a year) since FY13, the projected revenues may be slightly low; conversely, if the City has grown at less than the assumed growth rate, the projected revenues may be slightly higher than actual collected revenue at the end of the fiscal year.

Similarly, to project the water and wastewater revenue for FY14, it was assumed that the City would grow at about 0.3% a year and that a 1% increase for water service and a 3% increase for wastewater service would be implemented, consistent with the latest rate model update. The same discussion concerning weather patterns contained above also applies to the FY14 revenue projections.

Methodology Used for FY13 Projections

In order to project the remaining revenue to be received for Interest Income, Auction Revenue, Miscellaneous Income, Penalty Fees on Water, Sewer Taps, Sewer Sales-After Hours, and Grease Trap Inspections; it was assumed that the revenue received from these operations is roughly the same each month. Therefore, the revenue collected to date for each category was divided by nine (9) (October 1st through June 30th) to obtain an average monthly value. This value was then multiplied by three (3) (July 1st through September 30th) to obtain a value of revenue remaining to be collected. For New Water Connections, a lower value than that obtained with the methodology above was used for the remainder of the fiscal year. The year-to-date revenue appears to have a large or several larger connections being made to this system and that same pattern may not continue for the final three months in the fiscal year. Finally, it was assumed that the Intergovernmental Income was a one-time transfer, not likely to re-occur over the last three months of the fiscal year.

To calculate the expected remaining revenue to be collected for water sales and sewer sales, the projected sales revenue for each was calculated on a monthly basis based upon the average revenue for each individual month over the last three fiscal years.

ORDINANCE NO. 2013-_____

AMENDING THE CITY OF KINGSVILLE CODE OF ORDINANCES CHAPTER V, ARTICLE 3, WATER, PROVIDING FOR AN INCREASE IN WATER RATES; REPEALING ALL ORDINANCES IN CONFLICT HERewith AND PROVIDING FOR AN EFFECTIVE DATE AND PUBLICATION.

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: 1% Increase

I.

THAT Section 5-3-51 of Article 3: Water of Chapter V, Public Works, of the Code of Ordinances of the City of Kingsville, Texas, shall be amended to read as follows:

§ 5-3-51 MINIMUM MONTHLY CHARGE; RATE SCHEDULE.

(A) The following monthly rates shall be charged inside-city customers for the use of city water, provided that minimum monthly charges shall be made and bills rendered accordingly, under the standard water rates schedule as follows:

<i>Minimum Monthly Bill Water Service</i>					
<i>Meter Allowance Size</i>	<i>Single-Family Residential</i>	<i>Multi-Family Residential</i>	<i>Commercial**</i>	<i>Irrigation</i>	<i>Gallons</i>
5/8 - 3/4 inch	12.16, 12.29	\$0.00	\$0.00	\$0.00	0
5/8 - 3/4 inch	—	23.04 23.27	23.96, 24.20	27.47, 27.75	3,000
1 inch	24.92, 25.17	28.03, 28.31	30.28, 30.59	34.42, 37.77	5,000
1 1/4 inch	30.31, 30.62	33.51, 33.85	36.62, 36.99	43.82, 44.26	7,000
1 1/2 inch	37.16, 37.54	41.35, 41.77	46.10, 46.57	56.07, 56.63	10,000
2 inch	54.19, 54.74	57.04, 57.61	65.08, 65.73	80.60, 81.41	16,000
3 inch	—	106.74,	115.09, 116.24	158.26,	35,000

Minimum Monthly Bill Water Service					
Meter Allowance Size	Single-Family Residential	Multi-Family Residential*	Commercial**	Irrigation	Gallons
		107.81		159.85	
4 inch	—	172.12, 173.85	177.47, 179.25	260.43, 263.04	60,000
6 inch	—	342.12, 345.55	339.04, 342.43	526.10, 531.37	125,000
8 inch	—	—	646.46, 652.93	—	200,000
<p>* Includes apartments of 3-4 units.</p> <p>** Includes hotels, motels, and apartments over 4 units.</p>					

(B) The following monthly rates shall be charged outside-city customers for the use of city water, provided that minimum monthly charges shall be made and bills rendered accordingly, under the standard water rates schedule as follows:

Minimum Monthly Bill Water Service					
Meter Allowance Size	Single-Family Residential	Multi-Family Residential*	Commercial**	Irrigation	Gallons
5/8 - 3/4 inch	13.98, 14.12	\$0.00	\$0.00	\$0.00	0
5/8 - 3/4 inch	—	26.50, 26.77	27.55, 27.83	31.58, 31.90	3,000
1 inch	28.67, 28.96	32.24, 32.57	34.83, 35.18	39.58, 39.98	5,000
1 1/4 inch	34.85, 35.20	38.54, 38.93	42.10, 42.53	49.86, 50.36	7,000
1 1/2 inch	42.72, 43.15	47.56, 48.04	53.01, 53.54	64.48, 65.13	10,000
2 inch	62.33, 62.96	65.60, 66.26	74.84, 75.59	92.67, 93.60	16,000
3 inch	—	122.75, 123.98	132.35, 133.68	181.99, 183.81	35,000

Minimum Monthly Bill Water Service					
Meter Allowance Size	Single-Family Residential	Multi-Family Residential*	Commercial**	Irrigation	Gallons
4 inch	—	197.93, 199.91	204.10, 206.15	299.49, 302.49	60,000
6 inch	—	393.43, 397.37	389.88, 393.78	605.01, 611.06	125,000
8 inch	—	—	721.62, 736.05, 743.41, 750.85	—	200,000
* Includes apartments of 3-4 units.					
** Includes hotels, motels, and apartments over 4 units.					

(C) For all water furnished in excess of the minimum allowance, the charge per 1,000 gallons of water delivered per month shall be shown as follows:

	In-side City	Outside City
Single-family residential:		
0 - 5,000 gallons	\$2.54, 2.57	\$2.93, 2.96
5,001 - 10,000 gallons	2.68, 2.71	3.09, 3.12
10,001 - 15,000 gallons	2.79, 2.82	3.23, 3.27
15,001 - 20,000 gallons	2.92, 2.95	3.37, 3.41
20,001 - 30,000 gallons	3.05, 3.08	3.50, 3.54
30,000 + gallons	3.94, 3.98	4.54, 4.59
Multi-family:	2.70, 2.73	3.11, 3.15
Commercial:	3.23, 3.27	3.71, 3.75
Irrigation	4.07, 4.11	4.68, 4.73

(D) These rates shall be applied to all water that passes through the meter regardless of whether the water is used or not.

(E) Industrial rates by special contract with the city.

(F) Naval Air Station Kingsville water rate, as determined by the most current water rate study, is set at \$1.75/1,000 gallons.

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 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 be codified and become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of July, 2013.

PASSED AND APPROVED on this the 12th day of August, 2013.

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

AGENDA ITEM #18

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 BUDGET OF THE GENERAL FUND FOR CITY SECRETARY CERTIFICATION AND CITY MANAGER TRAVEL AND TRAINING.

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 2012-2013 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 01 General Fund

Expenditures

5-103.0 City Special	Prf Srv – Appraisal District	314.01		\$ <u>2,000</u>	
				\$ <u>2,000</u>	

Expenditures

5-101.0 City Manager	Travel & Training	316.00	\$ <u>2,000</u>		
			\$ <u>2,000</u>		

[To amend the General Fund budget for the City Secretary certification and City Manager travel and training.]

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 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 but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of July, 2013.

PASSED AND APPROVED on this the ___ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

City of Kingsville
City Manager Department - Travel Budget
Fiscal Year 12-13

	City Manager				City Secretary				Total City Manager Department			
	FY13	Current	Additional	Balance	FY13	Current	Additional	Balance	FY13	Current	Additional	Balance
	Budget	Actual	Expected		Budget	Actual	Expected		Budget	Actual	Expected	
<u>City Manager</u>												
TML Annual Conference -(Oct. 2013)	1,750	0	(1,750)	0					1,750	0	(1,750)	0
TML Annual Conference -(Nov. 2012)	0	(1,009)	0	(1,009)					0	(1,009)	0	(1,009)
TSCPA Continuing Education (Nov. 2012)	0	(2,738)	0	(2,738)					0	(2,738)	0	(2,738)
NLC (March 2013)	2,000	0	0	2,000					2,000	0	0	2,000
ICMA - Annual Conference (Sep. 2013)	2,000	0	0	2,000					2,000	0	0	2,000
ICMA - Annual Conference (Oct. 2012)	0	(1,874)	0	(1,874)					0	(1,874)	0	(1,874)
TCMA - Annual Conference (June 2013)	1,750	(686)	0	1,064					1,750	(686)	0	1,064
State Investment Conference (Sept. 2013)	0	0	(600)	(600)					0	0	(600)	(600)
Other City Manager	250	0	(250)	0					250	0	(250)	0
	7,750	(6,308)	(2,600)	(1,158)					7,750	(6,308)	(2,600)	(1,158)
<u>City Secretary</u>												
SOS Election Law (Nov. 2012)					1,000	(1,090)	0	(90)	1,000	(1,090)	0	(90)
TMCA Graduate Institute (Oct. 2013)					1,500	0	(250)	1,250	1,500	0	(250)	1,250
TMCA - Media Relations/Emergency (June 2013)					0	(911)	0	(911)	0	(911)	0	(911)
TMCA - Legislative Institute (Aug. 2013)					0		(934)	(934)	0	0	(934)	(934)
TMCA - Coastal Bend Chapter Mtgs. (4/Yr)					0	(46)	0	(46)	0	(46)	0	(46)
TMCA Election Law (Jan. 2013)					1,500	(995)	0	505	1,500	(995)	0	505
TAG Open Government Conference (Dec. 2012)					0	(791)	0	(791)	0	(791)	0	(791)
Other City Secretary					250	0	0	250	250	0	0	250
					4,250	(3,833)	(1,184)	(767)	4,250	(3,833)	(1,184)	(767)
Total					4,250	(3,833)	(1,184)	(767)	12,000	(10,141)	(3,784)	(1,925)

Due mostly to unknown, but required state investment conference for City Manager.

Due mostly to classes required for new City Secretary to become certified, which was not provided for when FY13 budget was prepared because former City Secretary was still holding first office.

rounded to \$2,000

AGENDA ITEM #19

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 BUDGET OF THE GENERAL FUND FOR CITY COMMISSION TRAVEL AND TRAINING.

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 2012-2013 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 01 General Fund

Expenditures

5-103.0 City Special	Prf Srv – Appraisal District	314.01			\$ <u>2,000</u>
					\$ <u>2,000</u>

Expenditures

5-100.0 City Commission	Travel & Training	316.00		\$ <u>2,000</u>	
				\$ <u>2,000</u>	

[To amend the General Fund budget for City Commission travel and training.]

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 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 but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of July, 2013.

PASSED AND APPROVED on this the ___ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

Vincent J. Capell

From: Mary Valenzuela
Subject: FW: City Commission - Training & Travel

Hi Mary,

I would recommend adding \$2,000 to the proposed City Commission travel budget for the remainder of FY13 in the event there is any additional Commission travel. The total additional travel/training amount totals \$400 per Commission member (\$2,000/5 members = \$400/member). The amount of these additional travel funds, if any, remaining at the end of FY13 will be restored to fund balance reserves.

Vincent J. Capell
City Manager

200 E. Kleberg
PO Box 1458
Kingsville TX 78364
(361) 595-8002 – Voice
(361) 595-8024 – Fax
citymanager@cityofkingsville.com

From: Mary Valenzuela
Sent: Thursday, July 18, 2013 1:54 PM
To: Vincent J. Capell
Subject: City Commission - Training & Travel

Mr. Capell,

As of July 18, 2013, City Commission budget line item Training & Travel (100.0-316.00) for FY 2012-2013 balance is \$1,271. The 2013 TML Annual Conference registration has opened today which will cost \$275 per person for a total cost of \$1,375 for all five Commission members. This amount will be expended from the FY 2012-2013 budget in which a negative balance will incur of -\$104 in Training & Travel (100.0-316.00) line item for the City Commission.



Mary Valenzuela
City Secretary
P.O. Box 1458
Kingsville, Texas 78364
Home Rule, pop. 26,213
Office: (361) 595-8002
Fax: (361) 595-8024

AGENDA ITEM #20



Engineering Department

361-595-8007

361-595-8035 Fax

DATE: Friday, July 12, 2013
TO: City Commission through City Manager
FROM: Juan Carlos Cardenas, Director of Public Works/City Engineer
SUBJECT: Capital Projects Budget Amendment (Funds 065,068,055)-Street & Drainage

SUMMARY

This item authorizes a budget amendment so City Employees can make necessary purchases of equipment and complete different street and drainage projects.

BACKGROUND

Fund (065) CO 2011 – Streets Project:

Original Adopted Budget: \$809,100

Spent until September 2013: \$ 772,629

(=\$630,151 Asphalt Streets; \$35,000 Street Rejuvenation; \$32,478 Seal Application & Lines; \$75,000 Patching Duro Patcher & Pro Patcher)

Budget Amend Decrease for CO 2013 Street Projects: \$36,471

Fund (065) – Drainage Project:

Original Adopted Budget: \$138,773

NO BUDGET AMENDMENT NEEDED

Fund (068) CO2013 – Drainage Project:

Original Adopted Budget:\$ 0.00

Spent until September 2013: \$ 566,855

(=\$202,00 Re-class Concrete Streets to Fund068 (originally budgeted in Fund 065); \$256,300 Eight Concrete Intersections to be completed in FY13; \$108,555 Drainage Projects to be completed FY13)

Budget Amend Increase for CO 2013 Drainage Projects: \$566,855

Fund (055) Storm Water – Utility Fund:

Original Adopted Budget: \$ 925,000

(=These were the drainage projects in the initial FY 13 Adopted Budget before the CO 2013 issue)

Budget Amend Decrease for Storm Water- UF: \$925,000

RECOMMENDATION

The proposed budget amendment is very important to finish the projects in a timely manner. Staff recommends proceeding with approval of the proposed budget amendment.

FINANCIAL IMPACT

Detail of the Budget Amendment is mentioned above.

Approved

Vincent Capell, City Manager

Memo

To: Vince Capell, City Manager
From: Mark Rushing, Finance Director
CC: Courtney Alvarez, City Attorney
Date: 07/12/2013
Re: Street and Drainage Projects Budget Amendment

Attached are the "Project Funding" and "Project Detail by FY" reports that provide an overview and detail listing of FY13 and FY14 projects. The enclosed Budget Amendment was complied with input and review by the City Engineer and his staff. The "Repair for Concrete Streets" (in the 1st column containing dollar amounts) was original budgeted in Fund 065 CO 2011 in FY13 as streets repairs. These can be financed from CO 2013 as drainage repair. This will free up available dollars to fund street repairs that are less permanent in nature i.e. Hot Mix, Street Rejuvenation, Duro and Pro Patching.

This Budget Amendment will need a final review from the City Engineer when he returns to duty on Monday July 15, 2013. The City Engineer will also provide a letter to you requesting the budget amendment detailing the details on the engineering projects. This Budget Amendment, given you approval, would be on the Commission Meeting agenda July 22, 2013 for first reading.

Thank you.

Mark Rushing, Finance Director

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 CERTIFICATE OF OBLIGATION 2013 & 2011 FUND BUDGETS AND STORM WATER UTILITY FUND BUDGET FOR STREET AND DRAINAGE PROJECTS.

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 2012-2013 budget be amended as follows:

**CITY OF KINGSVILLE
DEPARTMENT EXPENSES
BUDGET AMENDMENT**

Dept. No.	Department Name:	Account Name:	Account Number:	Budget Increase	Budget Decrease
<u>Fund 065 C.O. 2011 - Street Projects</u>					
<u>Capital</u>					
2		Fund Balance (FY 2013)	610.0	<u>\$36,471</u>	
				<u>\$36,471</u>	
<u>Expenses</u>					
5-305.0	Streets Dept.	Street & Bridge	521.00		<u>\$36,471</u>
					<u>\$36,471</u>
<u>Fund 068 C.O. 2013 - Drainage Projects</u>					
<u>Capital</u>					
2		Fund Balance (FY 2013)	610.0		<u>\$566,855</u>
					<u>\$566,855</u>
<u>Expenses</u>					
5-305.0	Streets Dept.	Drainage	531.00	<u>\$566,855</u>	
				<u>\$566,855</u>	
<u>Fund 055 Storm Water – Utility Fund</u>					
<u>Capital</u>					
2		Fund Balance (FY 2013)	610.0	<u>\$699,066</u>	
				<u>\$699,066</u>	
<u>Revenue</u>					
4-860.0	Stormwater	Storm Water Sales	831.00	<u>\$225,934</u>	
				<u>\$225,934</u>	
<u>Expenses</u>					
5-860.0	Stormwater	Drainage	531.00		<u>\$925,000</u>
					<u>\$925,000</u>

[To amend FY12-13 budgets for various Street and Drainage Projects as per the attached Engineer Budget Request. This budget amendment also provides for the expected revenue from the Storm Water Sales.]

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 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 but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of July, 2013.

PASSED AND APPROVED on this the ____ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

Asphalt O.C

28,353.61 +
10,040.16 +
6,156.32 +
9,802.00 +
14,054.63 +
18,520.00 +
Completed 86,926.72 *

O.C

F-113

74,080.00 +
18,520.00 +
111,120.00 +
74,080.00 +
18,520.00 +
37,040.00 +
5,556.00 +
18,520.00 +
9,260.00 +
43,184.00 +
Not completed 409,880.00 *
409,880.00 +
86,926.72 +
496,806.72 *

Fund 065 CO 2013 Street Projects 065-5-305.0-521.00

Original Adopted Budget \$ 809,100 (Note the \$366,000 Concrete Street is in the original adopted budget)

See List B \$ 630,151 Asphalt Streets Exp projected from FY13 at repriced (using Hotmix)
See List E \$ 35,000 Street Rejuvenation Expenditures for rejuvenation 7/11/13-9/30/13
See List D \$ 32,478 Expenditures for Seal Application & Lines
See List H \$ 75,000 Patching Duro Patcher & Pro Patcher

\$ 772,629 Projected Expenditures FY13

Budget Amend Decrease \$ (36,471) 067-5-305.0-521.00 CO 2013 Street Projects

Fund 065 CO 2013 Drainage 065-5-305.0-531.00

No Budget Amendment Needed \$ 138,773 University \$70, and Sage Road \$68,773

Fund 068 CO 2013 Drainage 068-5-305.0-531.00

Original Adopted Budget \$ -

Note A Reclass exp - See List A \$ 202,000 Reclass Concrete Streets to Fd 068 (originally budgeted in Fd 065)
See List F \$ 256,300 The 8 Concrete Intersection Budget in FY12 but not completed in FY12
See List C \$ 108,555 Drainage Projects list restated with Street List to be completed 6/7/13-9/30/13

\$ 566,855 Projected Expenditures FY13

Budget Amend Increase \$ 566,855 068-5-305.0-531.00 CO 2013 Drainage Projects

Fund 055 Storm Water Drainage - UF

Original Adopted Budget \$ 925,000 [These were the drainage projects in the initial FY13 Adopted Budget before the CO 2013 debt issue.]

Budget Amend Decrease \$ (925,000) 055-5-860.0-531.00 Storm Water Drainage - UF

AGENDA ITEM #21

UNION PACIFIC FOUNDATION
1400 Douglas Street, STOP 1560
Omaha, Nebraska 68179-1560

P 402 544 5600
E upf@up.com
www.up.com/found

February 1, 2013

Ms. Jennifer L Bernal
Program Coordinator
Keep Kingsville Beautiful
202 W. Lee
Kingsville, TX 78363

Dear Ms. Bernal:

I am very pleased to formally advise you that the Union Pacific Foundation Board has approved a grant in the amount of \$3,000.00 to Keep Kingsville Beautiful for 2013, to support spring/fall cleanups. A representative from Union Pacific will contact you during the month of May to arrange for delivery of the check.

Union Pacific has a long-standing commitment to improve the quality of life in the communities we serve and where our employees live and work. Our vision is that Union Pacific employees will take pride in their company's civic leadership and that our customers and shareholders will appreciate and recognize Union Pacific as an excellent corporate citizen.

We are proud to support Keep Kingsville Beautiful and extend our best wishes for continued success.

Sincerely,



Robert W. Turner
President

c: Ivan Jaime 210-200-3656

AGENDA ITEM #22

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 GENERAL FUND BUDGET FOR THE CITY OF KINGSVILLE TO ACCEPT A GRANT FROM THE UNION PACIFIC FOUNDATION FOR THE KEEP KINGSVILLE BEAUTIFUL PROGRAM IN CONJUNCTION WITH THE COMMUNITY APPEARANCE DEPARTMENT.

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 2012-2013 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

Liability

1-000	Due to Keep Kingsville Beautiful.		478.00	<u>\$3,000</u>	
				<u>\$3,000</u>	

Expenditures

5-160.3	Keep Kingsville Beautiful Donation Exp		344.00	<u>\$3,000</u>	
				<u>\$3,000</u>	

[To accept a donation totaling \$3,000 from the Union Pacific Foundation for Keep Kingsville Beautiful.

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 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 but shall become effective on and after adoption and publication as required by law.

INTRODUCED on this the 22nd day of July, 2013.

PASSED AND APPROVED on this the ____ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney

UNION PACIFIC FOUNDATION
1400 Douglas Street, STOP 1560
Omaha, Nebraska 68179-1560

P 402 544 5600
E upf@up.com
www.up.com/found

February 1, 2013

Ms. Jennifer L Bernal
Program Coordinator
Keep Kingsville Beautiful
202 W. Lee
Kingsville, TX 78363

Dear Ms. Bernal:

I am very pleased to formally advise you that the Union Pacific Foundation Board has approved a grant in the amount of \$3,000.00 to Keep Kingsville Beautiful for 2013, to support spring/fall cleanups. A representative from Union Pacific will contact you during the month of May to arrange for delivery of the check.

Union Pacific has a long-standing commitment to improve the quality of life in the communities we serve and where our employees live and work. Our vision is that Union Pacific employees will take pride in their company's civic leadership and that our customers and shareholders will appreciate and recognize Union Pacific as an excellent corporate citizen.

We are proud to support Keep Kingsville Beautiful and extend our best wishes for continued success.

Sincerely,



Robert W. Turner
President

c: Ivan Jaime 210-200-3656



AGENDA ITEM #23

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 GENERAL FUND BUDGET FOR COMMUNITY APPEARANCE TO FUND DEMOLITION PROJECTS THROUGH THE REMAINING FISCAL YEAR.

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 2012-2013 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				
<u>Capital</u>					
2		Fund Balance	610.00		<u>\$35,830</u>
					<u>\$35,830</u>
<u>Expenses</u>					
5-690.0		Fund Exp/Trsfrs Fund 091	394.93	<u>\$35,830</u>	
				<u>\$35,830</u>	
Fund 091	General Fund Capital Projects Fund				
<u>Revenues</u>					
4-000.0		Transfer from Fund 001	750.13		<u>\$35,830</u>
					<u>\$35,830</u>
<u>Expenses</u>					
5-160.3	Community Appearance	Equipment	712.00	<u>\$35,830</u>	
				<u>\$35,830</u>	

[The proposal is for \$35,830 based on anticipated projects through September 30th, 2013. The funds will have an immediate impact on the City by removing unsafe, dangerous structures, beautifying the area, and making the land available for redevelopment.]

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 22nd day of July. 2013.

PASSED AND APPROVED on this the __ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney



MEMO

Community Appearance Division

TO: Vince Capell, City Manager
through Mr. Robert Isassi, Director of Planning & Development Services

FROM: Jennifer Bernal, Community Appearance Supervisor

SUBJECT: Demolition Budget

DATE: July 15, 2013

The following information will be used to calculate the demolition budget to close fiscal year 2012 through 2013.

- 11 structures (POA¹/ Commission approved) for July. Estimated cost: **\$12,730**
- 4 estimated POA's for the month of August. Estimated cost: **\$4,240**
- 7 estimated demolitions (POA/Commission approved) for September: Estimated cost: **\$7,420**

This information is based off of previous demolitions. The charges stem from the rental of roll off containers. We have been working with CC Disposal on these rentals at a discounted rate. These rates are as follows:

Roll-Off (RO) rental:	\$35	Cost per container
Delivery Fee:	\$135	Cost to deliver each container to site
Haul Fee:	\$135	Cost for each haul to landfill
Fuel Recovery Fee:	Varies	

Please note that property owners who sign an agreement for the building to be demolished by City crews are generally charged the rental fee and a small percentage to cover State fees at the landfill. An estimate is calculated by City staff at \$1.50 per square foot, staff will then assess the property to see if any other charges will apply. For example, an additional cost to remove any concrete from the property is sometimes added. The estimated costs were calculated to be sure roll-off rental and landfill fees will be covered.

The properties that are taken before Commission for a demolition order are charged the full cost of the demo. This includes labor, equipment, RO rental, landfill fees and administration fees. Although there is no "actual cost" to City for equipment & labor (the cost is internal), there is

¹ POA – Property Owner Agreement

however a fee for the rental of the roll-off containers. This cost must be paid in full after work is done.

The properties listed for the months of August and September are an approximate figure. Historically I have received anywhere from 2 – 4 agreements signed over for the City to demo. Five (5) properties will be submitted for Commission approval for July 2013. Once the demo order is approved, City crews will wait the appointed thirty (30) days before demolition commences; which would be scheduled in September.

Additionally, to the above demolitions are two (2) structures that are abandoned and/or unsafe.

1. The fire training structure at a park located on W. Corral Ave. and N. 2nd St. This structure has not been utilized in a many years. Due to its location on City park property it is in an inappropriate place for its purpose. This structure was constructed with cinder blocks and concrete. The City has received a quote of \$5,200 for the demolition and disposal of the building.
2. A water containment structure located on the property at 6th and East Mesquite. This is an abandoned water tank that has not been used in several years. The tank is an eyesore and nuisance. The tank is constructed of concrete. The City has received a quote of \$5,200 for the demolition and disposal of the tank.

Because of the materials of which these two properties are made from, the expense to demolish and haul to landfill increases. The Planning and Development Services – Community Appearance Division requests **\$11,440** (total demo cost plus 10% contingency) to also be added to the budget amendment to demolish these two structures. We are currently negotiating the quoted costs for this demolition; the total may change slightly.

In conclusion, the total estimated cost to close out fiscal year 2012 through 2013 is **\$35,830**.

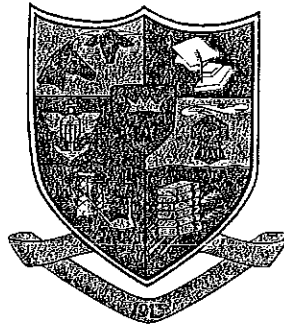
Jennifer L. Bernal

City of Kingsville
Community Appearance Supervisor

City of Kingsville
Proposed/Possible Expenditure of Additional FY 2012 Budget Savings
7/22/13

Additional Budget Savings from FY2012	\$600,000
(1) Agenda Items No. 15 & 16 at 2/25/13 Commission Meeting– Equipment for Community Appearance Division of the Planning and Development Services Dept. (Approved)	<u>(42,480)</u>
Amount Remaining 2/25/13	\$557,520
(2) Agenda Items No. 9 & 10 at 3/25/13 Commission Meeting – Trees on West Santa Gertrudis Median (Pending)	(40,623)
(3) Agenda Items No. 12 & 13 at 3/25/13 Commission Meeting – Dumpster Enclosures	<u>(70,124)</u>
Amount Remaining 3/25/13	\$446,773
(4) Agenda Item No. 2 at 6/10/13 Commission Meeting – Economic Development (Cash Portion) Incentive to Zarsky Development Company, LLC for Wildwood Trails Subdivision	<u>(300,000)</u>
Amount Remaining 6/10/13	\$146,773
(5) Agenda Item No. 3 at 7/22/13 Commission Meeting (Adoption) – G.I.S. Server Hosting Services	(14,980)
(6) Agenda Item No. 12 at 7/22/13 Commission Meeting (Introduction) - Amend Interlocal Agreement with TAMUK School of Engineering for additional design services on Kleberg Street	(6,000)
(7) Agenda Item No. 23 at 7/22/13 Commission Meeting (Introduction) – Additional demolition activity by Community Appearance Office	(35,830)
(8) Agenda Item No. 26 at 7/22/13 Commission Meeting (Introduction) – Purchase of Downtown Streetscape Furniture in partnership with Keep Kingsville Beautiful (KKB)	<u>(14,775)</u>
Amount Remaining 7/22/13	<u>\$75,188</u>

AGENDA ITEM #24



COUNTY of KLEBERG
KINGSVILLE, TEXAS

To whom it may concern,

L.E.Ramey Golf Course is asking for assistance on repairs to our equipment barn that's leaking water all over, reason being its all rotten and rusted out.

L.E.Ramey manager is looking to protect all the equipment inside the equipment barn, the proposal was \$17,375.00 to remove existing roof panels on the area 50' x 125', minus the first 25'.

L.E.Ramey would appreciate any and all assistance so we can complete our project on our equipment barn.

*Thank You
Sincerely, Manager!*

Page No.

of

Pages

**GILLESPIE ROOFING & SHEET METAL**

FULLY INSURED AND BONDED

1407 8th St. P.O. Box 1622

Kingsville, TX 78363

Telephone: 361-582-5702 / Fax 361-516-1035

**PROPOSAL AND
ACCEPTANCE**

PROPOSAL SUBMITTED TO L.E. RAMEY GOLF COURSE / KLEBERG COUNTY GOLF		PHONE 592 1101	DATE 5-2-13
STREET ATTN: AL		COURSE COURSE	
CITY, STATE AND ZIP CODE		JOB NAME	
ARCHITECT		JOB LOCATION	
DATE OF PLANS		EQUIPMENT SHED	
		JOB PHONE	

We hereby submit specifications and estimates for:

EQUIPMENT SHED, APPROXIMATELY 50' x 150':**** THE FIRST 25' OF ROOF TO REMAIN ****

1. REMOVE EXISTING ROOF PANELS ON THE AREA 50' x 125', MINUS THE FIRST 25',
2. REPLACE (2) TWO 25' EAVE STRUTS,
3. INSTALL NEW 26GA GALVALUME PANELS AND TRIM.
4. INSTALL (10) TEN SKYLIGHT PANELS.
5. INCLUDES WINDSTORM CERTIFICATE.
6. THE COVER CANOPY ON THE SOUTHSIDE IS NOT INCLUDED.
7. ANY RUSTED PURLINS OR EAVE STRUTS, OTHER THAN STATED ABOVE, WILL BE REMOVED AND REPLACED AT AN ADDED COST TO OWNER.

\$ 17,375.00**We Propose** hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:**AS ABOVE**

Payment to be made as follows:

dollars (\$ _____).

MATERIAL DRAWS AS AGREED UPON

All material is guaranteed to be as specified. All work to be completed in a workman-like manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation Insurance.

Authorized
Signature**RUSTY VAN FLEET**Note: This proposal may be withdrawn by us if not accepted within **30** days.

Acceptance of Proposal - The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature _____

Date of Acceptance _____

Signature _____

AGENDA ITEM #25

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 BUDGET FOR THE GENERAL FUND TO ASSIST WITH REPAIR COSTS TO THE EQUIPMENT BARN AT THE L.E. RAMEY GOLF COURSE.

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures.

I.

BE IT ORDAINED by the City Commission of the City of Kingsville that the Fiscal Year 2012-2013 budget be amended as follows:

CITY OF KINGSVILLE
DEPARTMENT REVENUES AND EXPENSES
BUDGET AMENDMENT

Dept. No.	Department Name:	Account Name:	Account Number:	Budget Increase	Budget Decrease
Fund 001 General Fund					
<u>Expense</u>					
5-103.0	Catering		319.00		<u>\$5,792</u>
					<u>\$5,792</u>
<u>Expense</u>					
5-103.0	Professional Services Golf Course		314.30	<u>\$5,792.</u>	
				<u>\$5,792</u>	

[To provide funding for up to 1/3 of \$17,375 to assist with the repairs to the Equipment Barn at the L.E. Ramey Golf Course. This is contingent on sufficient additional funding for the two-thirds of the proposed costs being obtained from other outside sources.]

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 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 ____ day of ____, 2013.

PASSED AND APPROVED on this the ____ day of ____, 2013.

EFFECTIVE DATE: _____

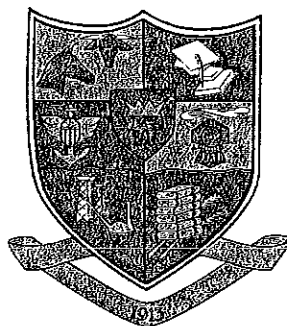
Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney



COUNTY of KLEBERG
KINGSVILLE, TEXAS

To whom it may concern,

L.E.Ramey Golf Course is asking for assistance on repairs to our equipment barn that's leaking water all over, reason being its all rotten and rusted out.

L.E.Ramey manager is looking to protect all the equipment inside the equipment barn, the proposal was \$17,375.00 to remove existing roof panels on the area 50' x 125', minus the first 25'.

L.E.Ramey would appreciate any and all assistance so we can complete our project on our equipment barn.

*Thank You
Sincerely, Manager!*

Page No.

of

Pages

**GILLESPIE ROOFING & SHEET METAL**

FULLY INSURED AND BONDED

1407 6th St P.O. Box 1822

Kingsville, TX 78363

Telephone: 361-582-5702 / Fax 361-516-1035

**PROPOSAL AND
ACCEPTANCE**

PROPOSAL SUBMITTED TO L.E. RAMEY GOLF COURSE / KLEBERG COUNTY GOLF		PHONE 592 1101	DATE 5-2-13
STREET ATTN: AL COURSE		JOB NAME	
CITY, STATE AND ZIP CODE		JOB LOCATION	
ARCHITECT	DATE OF PLANS	EQUIPMENT SHED	JOB PHONE

We hereby submit specifications and estimates for:

EQUIPMENT SHED, APPROXIMATELY 50' x 150':

** THE FIRST 25' OF ROOF TO REMAIN**

1. REMOVE EXISTING ROOF PANELS ON THE AREA 50' x 125', MINUS THE FIRST 25'.
2. REPLACE (2) TWO 25' EAVE STRUTS.
3. INSTALL NEW 26GA GALVALUME PANELS AND TRIM.
4. INSTALL (10) TEN SKYLIGHT PANELS.
5. INCLUDES WINDSTORM CERTIFICATE.
6. THE COVER CANOPY ON THE SOUTHSIDE IS NOT INCLUDED.
7. ANY RUSTED PURLINS OR EAVE STRUTS, OTHER THAN STATED ABOVE, WILL BE REMOVED AND REPLACED AT AN ADDED COST TO OWNER.

\$ 17,375.00

We Propose hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:

AS ABOVE

Payment to be made as follows:

dollars (\$ _____).

MATERIAL DRAWS AS AGREED UPON

All material is guaranteed to be as specified. All work to be completed in a workman-like manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation Insurance.

Authorized
Signature

RUSTY VAN FLEET

Note: This proposal may be withdrawn by us if not accepted within 30 days.

Acceptance of Proposal - The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature _____

Date of Acceptance _____

Signature _____

AGENDA ITEM #26

ORDINANCE NO. 2013-

AN ORDINANCE AMENDING THE FISCAL YEAR 2012-2013 GENERAL FUND BUDGET FOR COMMUNITY APPEARANCE TO PURCHASE BENCHES AND LITTER/RECYCLING RECEPTACLES FOR THE DOWNTOWN AREA.

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 2012-2013 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				
<u>Capital</u>					
2		Fund Balance	610.00		<u>\$14,775</u>
					<u>\$14,775</u>
<u>Expenses</u>					
5-690.0		Fund Exp/Trsfrs Fund 091	394.93	<u>\$14,775</u>	
				<u>\$14,775</u>	
Fund 091	General Fund Capital Projects Fund				
<u>Revenues</u>					
4-000.0		Transfer from Fund 001	750.13	<u>\$14,775</u>	
				<u>\$14,775</u>	
<u>Expenses</u>					
5-160.3	Community Appearance	Equipment	712.00	<u>\$14,775</u>	
				<u>\$14,775</u>	

[The total proposal is \$21,175 of which \$6,400 is being contributed for the purchase of 5 benches. The request is for the City to contribute the remaining \$14,775 for the purchase of 17 litter/recycling receptacles. The purchases will have an immediate impact on the downtown area by beautifying the streetscape and reducing the amount of windblown trash.]

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 22nd day of July, 2013.

PASSED AND APPROVED on this the ___ day of _____, 2013.

EFFECTIVE DATE: _____

Sam R. Fugate, Mayor

ATTEST:

Mary Valenzuela, City Secretary

APPROVED AS TO FORM:

Courtney Alvarez, City Attorney



670 Mercer Road • Butler, PA 16001-1840
 Toll-free: 1-800-284-8208 • Phone: 724-284-1213 • Fax: 724-284-1253
 www.keystoneridgedesigns.com

DATE:	7/12/2013	ATTN:	DAVID MASON
QUOTATION #:	027775-01	EMAIL:	dmason@cityofkingsville.com
PROJECT NAME:	KINGSVILLE, TX	CUSTOMER #:	013265
QUOTE VALID TO:	12/31/2013	SELL TO:	CITY OF KINGSVILLE
PAYMENT TERMS:	NET 30		PO BOX 1458
EST. LEAD TIME:	10 - 12 WEEKS		
FAX NUMBER:	(361) 595-8035		KINGSVILLE, TX 78364-1458
SALES REP:	Justin Maskal	SHIP TO:	
EMAIL:	JustinM@keystoneridgedesigns.com		
EXTENSION:	243		KINGSVILLE, TX 78363

Please confirm the ship to location listed on the top portion of this quote and complete the following when placing your order

24 Hour Advance Shipment Notification

To: _____

Phone: _____

QUOTE SUMMARY:

Total Quotation Amount:	\$21,175.00
Payment Required to Activate Order:	\$0.00
Remaining Balance Due Net 30	\$21,175.00

SPECIAL CONSIDERATIONS:

Terms of Sale: Net 30

* Terms and discounts under TXMAS-12-78010 have been included.

* Cast nameplate to read: KINGSVILLE, TEXAS

LINE ITEMS:

Line	Part #	Description	Qty	Unit Price	Extended Price
1	OLL02-4000000-0000	L24 - LAMPLIGHTER BENCH 4' WITH BACK - PLEASE ADVISE COLOR	5	\$1,230.00	\$6,150.00
2	CEPLQ-5X50001-0000	CUSTOMIZED ETCHED ZINC PLAQUE AND PLAQUE TRAY HOLDER, 5" X 5", LOGO TO BE: KEEP KINGSVILLE BEAUTIFUL. LOGO TO BE IN 2 COLORS.	5	\$220.00	\$1,100.00
3	ALCST-0000000-0000	CAST NAME PLATE ADD-ON FOR LAMPLIGHTER BENCH LEGS. UP TO 21 CHARACTERS (INCLUDING SPACES), CUSTOMIZED TO CLIENT'S SPECIFICATIONS. NAMEPLATE AFFIXED TO EACH END CASTING ON LAMPLIGHTER BENCH. (THIS IS A ONE-TIME CHARGE.)	1	\$350.00	\$350.00
4	OPN03-3E11RTS-0000	PN3-32RTS - PENN 32 GALLON LITTER RECEPTACLE WITH ELEVATED LEGS AND DUAL RECYCLE/TRASH FLAT LID, LID TO HAVE (1) 5" ROUND RECYCLE HOLE FOR RECYCLABLES AND (1) HALF MOON HOLE FOR TRASH, 2 HALF LINERS IN LITTER TO SEPARATE RECYCLABLES AND TRASH, DECAL ON LID TO DESIGNATE RECYCLE WITH LOGOS AND TRASH - PLEASE ADVISE COLOR	15	\$905.00	\$13,575.00

Total Material Costs:	\$21,175.00
Freight & Packaging:	\$0.00
Quotation Total:	\$21,175.00

I acknowledge that I have received and reviewed the complete terms and conditions of this quotation. By signing this page, I understand and

accept all of Keystone Ridge Designs' Terms and Conditions as outlined on this page and all proceeding and subsequent pages of the quotation. See following page for complete terms and conditions.

Authorized Signature

STANDARD PAYMENT TERMS

Products and quantities needed are the responsibility of the customer. All products are produced to individual customer specification and unless otherwise stated, require a 50% down payment before manufacturing along with a sign off on this quotation. Balance of materials, freight and packaging and sales tax (if applicable) is due before products ship. This payment method is an effective and efficient system to ensure timely production and scheduling, ultimately providing greater cost savings to the client. MasterCard®, Visa®, American Express® and Discover® are accepted payment methods.

- A 50% down payment of total costs is required to activate an order with an approved credit card, check or money order. Check or money order payment orders will be activated upon receipt. Credit card orders will be immediately activated. Client may pay balance C.O.D. with a cashiers check. C.O.D. also requires an additional fee to the trucking company, payable with a second cashiers check. Please note that full truck shipments cannot be sent C.O.D.
- The remaining 50% of total costs is due before the products will ship from the factory. Upon notification from Client Services, the remaining balance is payable by approved credit card, check or money order.
- If payment in full is received along with order activation, a 2% discount will be applied. Credit card purchases are excluded.
- On the day your products ship, Client Services will contact you with pertinent shipping information.

FREIGHT & PACKAGING

Freight and packaging charges to stated shipping address are based on quantities listed on quotation. If the scope of project changes, freight and packaging will be revised accordingly.

Unless otherwise indicated, freight charges do not include unloading and placement. If you require lift gate service (lowering the products to ground level if there is no loading dock), please call for pricing before placing an order.

24-hour advance notification is including with your freight quote. You will receive a call from the shipping company prior to delivery.

DISCOUNTS

Discounts are applied based on a tiered sales volume structure. If products or quantities change, discount will be revised accordingly.

TAX

Sales tax will be assessed only to products shipping to or picked up within Pennsylvania and will be listed as a line item on the quotation.

CANCELLATIONS & RETURNS

A 25% restocking fee will be assessed on returned orders and orders cancelled more than two weeks after placement.

STORAGE

Storage fees will begin to accrue after one month from the date that the client is notified that the products are ready to ship, or one month after the estimated delivery date (whichever is later).

LEAD TIME

Delivery dates are estimated dates only and vary, but are usually estimated for 8-12 weeks. Final ship date notification will be coordinated through our Client Services.

HARDWARE

Keystone Ridge Designs utilizes high-quality stainless steel assembly hardware where applicable. Anchoring hardware, due to specialization required for each installation, is not supplied. Stainless steel hardware is recommended.

DELIVERY

The bill of lading is considered the client receipt and should be compared to each delivery for discrepancy. Products should be carefully examined for damage incurred during shipment. Keystone Ridge Designs, Inc.® is not responsible for product damage or shortage once the bill of lading is signed by the client. Inconsistency between order and shipment quantities, as well as product damage, must be indicated on the bill of lading upon delivery and before the freight company leaves the delivery site in order to file a damage claim with Keystone Ridge Designs, Inc. If damage is found or if there are any concerns regarding delivery, immediately notify Client Services at 1-800-284-8208.

WARRANTY

Keystone Ridge Designs, Inc.® is committed to product quality as well as client satisfaction. Therefore, all products are covered against material and workmanship defects for THREE YEARS from the date of purchase. "Material" is defined by all metal substrates that create the structure of the site furniture and the powder coat finish that coats the product. "Workmanship" refers to the welding, material bending and finishing. Any defect to our product that is a failure of the product within the normal wear and tear of product usage is covered under the warranty. Product damaged by abnormal use, vandalism or acts of nature are not eligible for this factory warranty.

To apply for the three-year warranty, products must be installed according to the manufacturer's recommendations. Products are recommended to be bolted to the surface to avoid theft, damage or movement. Umbrellas must be anchored in an 80 lb. or heavier base to apply for the three-year warranty. For questions concerning proper installation of our products, please call Client Services. Keystone Ridge Designs, Inc.® will repair or replace any part found defective upon written notification and inspection by Client Services.

Wood table/seat tops, fiberglass planters, gypsum planters and other products, as noted, are guaranteed for indoor use only.

PROPRIETARY STATEMENT

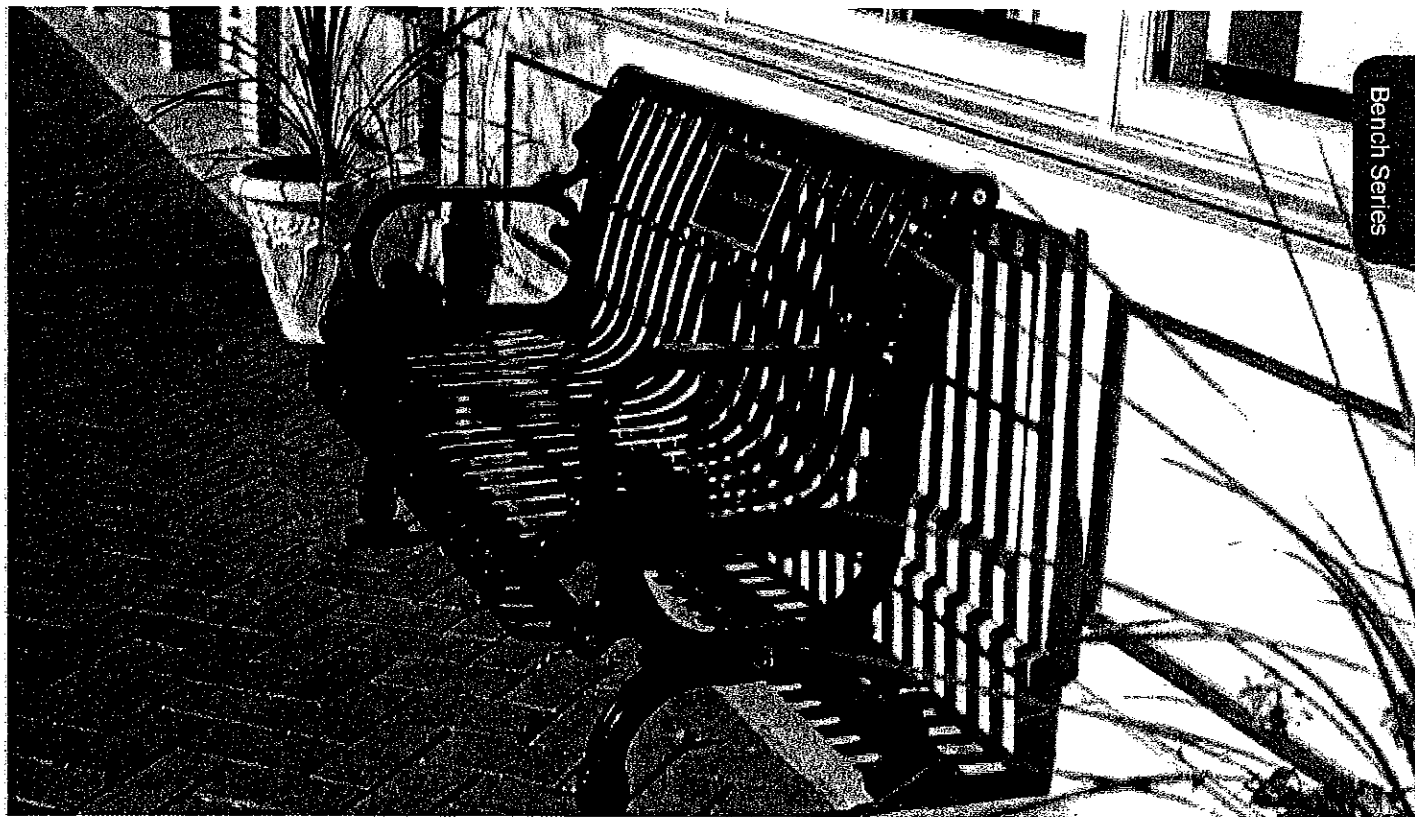
Keystone Ridge Designs, Inc.® is proud to offer the design community exceptional site amenities. Due to the time and resources invested in designing, manufacturing and marketing Keystone Ridge Designs™ products and services, we pursue design patents, copyrights, trademarks and service marks whenever possible. Any unlawful duplication or misrepresentation of Keystone Ridge Designs™ products or promotional materials will be rigorously protected.

Keystone Ridge Designs reserves the right to alter pricing, product design, materials or construction without notice.

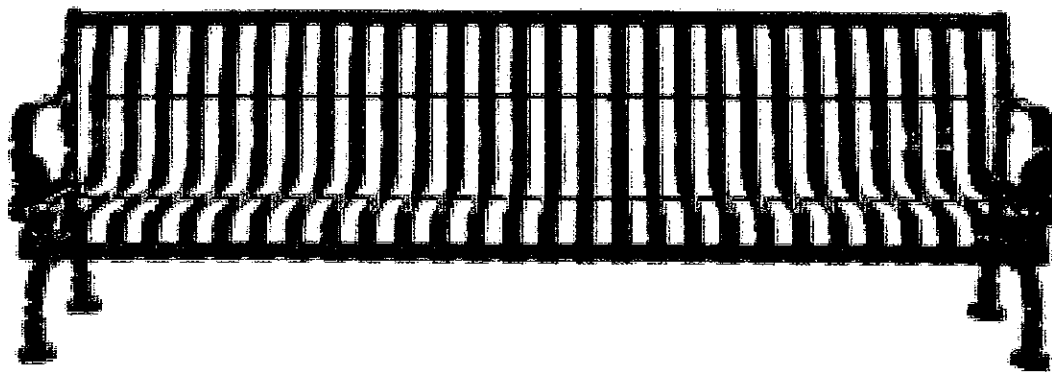
Keystone Ridge Designs' products are covered by one or more of the following patent numbers: United States Des. 372,133; 376,270; 380,313; 406,700; 406,701; 413,449; 413,738; 414,852; 418,652; 420,814; 421,515; 421,824; 423,166; 423,239; 424,769; 440,060; 446,399; 449,745; 454,674; 456,579; 457,334; 457,701; 457,738; 457,741; 457,742; 458,044; 459,563; 461,336; 465,679; 465,936; 465,952; 466,318; 466,729; 467,104; 471,368; 474,618; 474,619; 481,890; 506,339; 510,216; 515,856; patents pending or Exclusive By Design™.

Keystone Ridge Designs, Inc. designs, manufactures and markets an original and exclusive line of site furniture. In accordance with the United States patent process, our products are officially marked with the designated descriptive numbers and required labeling. We strictly prohibit any other labeling which interferes, mutilates or restricts the legal requirements of product identification.

City of Kingsville Street Furnishings – Phase 1



Downtown



4' benches @ \$1,230 ea
One time set up fee for cast name plate on benches @ \$350
32 gal litter/recycling receptacles @ \$905 ea
Optional 10" x 5" plaque holder @ \$ 30 ea

City of Kingsville
Proposed/Possible Expenditure of Additional FY 2012 Budget Savings
7/22/13

Additional Budget Savings from FY2012	\$600,000
(1) Agenda Items No. 15 & 16 at 2/25/13 Commission Meeting– Equipment for Community Appearance Division of the Planning and Development Services Dept. (Approved)	<u>(42,480)</u>
Amount Remaining 2/25/13	\$557,520
(2) Agenda Items No. 9 & 10 at 3/25/13 Commission Meeting – Trees on West Santa Gertrudis Median (Pending)	(40,623)
(3) Agenda Items No. 12 & 13 at 3/25/13 Commission Meeting – Dumpster Enclosures	<u>(70,124)</u>
Amount Remaining 3/25/13	\$446,773
(4) Agenda Item No. 2 at 6/10/13 Commission Meeting – Economic Development (Cash Portion) Incentive to Zarsky Development Company, LLC for Wildwood Trails Subdivision	<u>(300,000)</u>
Amount Remaining 6/10/13	\$146,773
(5) Agenda Item No. 3 at 7/22/13 Commission Meeting (Adoption) – G.I.S. Server Hosting Services	(14,980)
(6) Agenda Item No. 12 at 7/22/13 Commission Meeting (Introduction) - Amend Interlocal Agreement with TAMUK School of Engineering for additional design services on Kleberg Street	(6,000)
(7) Agenda Item No. 23 at 7/22/13 Commission Meeting (Introduction) – Additional demolition activity by Community Appearance Office	(35,830)
(8) Agenda Item No. 26 at 7/22/13 Commission Meeting (Introduction) – Purchase of Downtown Streetscape Furniture in partnership with Keep Kingsville Beautiful (KKB)	<u>(14,775)</u>
Amount Remaining 7/22/13	<u>\$75,188</u>