



CITY OF SAN ANTONIO
DEVELOPMENT SERVICES DEPARTMENT
P.O.BOX 839966 | SAN ANTONIO TEXAS 78283-3966



DATE: April 26, 2017

NOTICE: 22737679

Supervisor Contact Number: Dale Russell (210) 416-5963

Incremental Properties LLC
12308 Bedrock Trl
Austin TX 78727

RE: 346 Gulf St., San Antonio TX 78202

NOTICE OF PUBLIC HEARING
Notificación para audiencia pública
BUILDING STANDARDS BOARD

As the owner, lienholder, or mortgagee of record of the above property, you are hereby notified that pursuant to Article VIII, Chapter 6 of the City Code of San Antonio, Texas, a public hearing will be held before the City of San Antonio Building Standards Board on **May 25, 2017**, at 9:00 a.m. in the Board Room of the Cliff Morton Development and Business Services Center, One Stop Building, located at 1901 S. Alamo St.

The purpose of this hearing is to determine whether the above property constitutes a public nuisance in need of abatement. An investigation by the Code Enforcement Dangerous Premises Unit has found conditions which pose a threat or potential threat to life, health, property, or human safety. The specific condition(s) are listed in the attached report.

You are required to attend this hearing to present testimony for the Board's consideration. You may present on your own behalf or bring other representation. Evidence of the condition of the premises will be presented and a recommendation shall be made for the abatement of said conditions. Should you wish to repair the property, **you must present a written scope of work with dates certain for completion of repairs for the Board's review.** A sample scope of work is enclosed for your reference.

If the property is determined to be a public nuisance, the Board may order remediation action up to and including demolition of the structure at the owner's expense.

For more information, please contact the Building Standards Board Liaison at (210) 207-5422.

ACCESSIBILITY STATEMENT - The Cliff Morton Development and Business Service Center, located at 1901 South Alamo Street, is wheelchair-accessible to persons with disabilities. Accessible parking is located at the front of the building. Auxiliary Aids and Services are available upon request (Interpreters for the Deaf must be requested forty-eight [48] hours prior to the meeting). For Assistance, Call (210) 207-7268 Voice/TTY or 711 (Texas Relay Service for the Deaf).

This notice contains important information that may affect your property. For more information in Spanish, please call (210) 207-5422. Language interpreters are available at the meeting. For more information call (210) 207-5422.

Este aviso contiene información muy importante, el cual pueda afectar su propiedad. Para obtener más información en español, favor comunicarse teléfono (210) 207-5422. Interpretes estarán disponibles en la reunión. Para mayor informes, favor de llamar (210) 207-5422.

DECLARACIÓN DE ACCESIBILIDAD - The Cliff Morton Development and Business Service Center está localizado en 1901 South Alamo Street. Este lugar de la reunión es accesible a personas incapacitadas. Se hará disponible el estacionamiento. Ayudas auxiliares y servicios y interpretes para los sordos se deben pedir con cuarenta y ocho [48] horas de anticipación a la reunión. Para asistencia llamar (210) 207-7268 o al 711 (servicio de transmitir para sordos).

Sincerely,

Amanda M. Almanza
Building Standards Board Liaison
Development Services Department
Code Enforcement Section

Legal review on 5.1.17 by

Eric G. Burns
Assistant City Attorney