



CITY OF BELLAIRE TEXAS

BUILDING AND STANDARDS COMMISSION

MAY 27, 2015

Council Chamber

Regular Session

7:00 PM

**7008 S. RICE AVENUE
BELLAIRE, TX 77401**

I. REGULAR SESSION

A. Call to Order

Vice Chairman Spencer called the meeting to order at 7:08 PM.

B. Announcement of Quorum

Vice Chairman Spencer announced that a quorum was present, consisting of the following members:

Attendee Name	Title	Status	Arrived
Laura Thurmond	Chairman	Absent	
Paul Katz	Commissioner	Present	
Burt Martin	Commissioner	Present	
Mike Baker	Commissioner	Present	
Danny Spencer	Vice Chairman	Present	
Lee Hampton	Commissioner	Present	
Charles Formica	Commissioner	Present	
Lee Cabello	Building Official	Present	
Ashley Parcus	Secretary	Present	

C. Rules for Public Comment

Vice Chairman Spencer stated that the Rules for Public Comment are listed on the agenda.

- 1. Sign up forms will be available at all Regular and Special meetings for registering the names of members of the Public who wish to either: i) speak on an agenda item, provided such items have not been the subject of a prior public hearing; or ii) make a general comment related to the Commission business. These forms will be given to the Secretary prior to the start of the meeting so that the person's name can be called to address the Commission at the appropriate time.**
- 2. Public Comments on agenda items will be made at the time an agenda item appears in the Order of Business and before the Commission's consideration of that item.**
- 3. Public Comments of a general nature shall be made at the time designated by the Order of Business.**

4. **All public comments shall be limited to six (6) minutes per speaker with extensions of two (2) minute increments as approved by a majority vote of Commission members present.**
5. **Public Comment at Workshop meetings will be allowed at the discretion of the Chair. Any comments will be limited as described in Article IV Sec 8.**

D. Approval or Correction of the Minutes

1. Building and Standards Commission - Regular Session - Mar 25, 2015 7:00 PM

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Mike Baker, Commissioner
SECONDER:	Charles Formica, Commissioner
AYES:	Katz, Martin, Baker, Spencer, Hampton, Formica
ABSENT:	Thurmond

E. Public Comment

Robert Riquelmy, 506 Winslow-Mr. Riquelmy pointed out that the number of demolitions within the City will increase due to the recent flooding that took place, and stated that he had some suggestions moving forward. He urged the Commission to require toilet facilities on all lots to be demolished, as well as through the entire construction phase. He also felt that all building plans submitted to the City should include provisions for wheelchair ramps. Mr. Riquelmy added that they don't have to be built, but that they should be thought about and on file with the City.

F. Report from Building Official

Mr. Cabello informed the Commission that he has been busy assessing the homes with flood damage within the City and ensuring that the appropriate permits are being obtained for repairs that are being done. He also mentioned that he has been attempting to get someone from FEMA to attend a meeting of the Commission to discuss floodplain insurance, elevation certificates, etc. but has not heard back from anyone yet. He assured the Commission that he would continue to work on that for a future meeting.

Commissioner Katz mentioned that FEMA will not allow you to remodel/repair a house if it is damaged passed a certain percentage of its value. He then asked if there were any homes in Bellaire with this issue.

Mr. Cabello stated that he is still in the process of assessing the recent damage, but that there was one last year that had to be torn down due to that regulation. He added that the City does require the homeowner to provide a contract stating how much the cost will be for repairs, and allows them to seek an appraisal if they feel that it is inaccurate.

G. Reports of Committees and Communications

1. Communications to Commission members outside of posted meetings

There were no communications to report.

2. Committee Reports

There were no committee reports.

3. Reports from Staff other than the Building Official

There were no reports from Staff other than the Building Official.

H. Old Business

1. Discussion, consideration, and possible action on the removal of Chapter 9, Buildings, Section 9-17, Amendments to building code, Section 602.2, Fire Zone, of the City of Bellaire Code of Ordinances.

Fire Marshal Alton Moses explained that fire zones were referred to within the Uniform Building Code, which the City no longer uses, and was never removed when the City adopted the International Building, Fire, and Residential Codes. He added that this is simply outdated language.

Vice Chairman asked if the 45 day review period for the removal of this code had expired.

Staff informed him that it had, and that no comments had been submitted.

Fire Marshal Moses assured the Commission that the current zoning, fire, and building codes will cover all of the requirements mentioned within this section.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Charles Formica, Commissioner
SECONDER:	Paul Katz, Commissioner
AYES:	Katz, Martin, Baker, Spencer, Hampton, Formica
ABSENT:	Thurmond

I. New Business

1. **The Chair shall recognize any Commissioner who wishes to bring New Business to the attention of the Commission. Consideration of New Business shall be for the limited purpose of determining whether the matter is appropriate for inclusion on a future agenda of the Commission or referral to Staff for investigation.**

No new business was brought forward.

J. Public Hearings

There were no public hearings before the Commission.

K. Announcements & Comments by Commissioners

Commissioner Baker congratulated Vice Chairman Spencer on a job well done in running his first meeting.

L. Adjournment

Motion: a motion was made by Commissioner Baker and seconded by Commissioner Formica to adjourn the Regular Meeting.

Vote: the motion carried on a unanimous vote of 6-0.

The meeting was adjourned at 7:24 PM.