

FILED FOR RECORDS
10:53 O'CLOCK A M
OCT 17 2024
SANDRA LIMAS
CLERK CO. COURT, OCHILTREE CO. TEXAS
BY *Jtsy Zapata*

NOTICE OF PUBLIC HEARING

STATE OF TEXAS

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KNOW BY ALL THESE PRESENTS

COUNTY OF OCHILTREE

This notice is to inform you that the following property was inspected on the 20th day of September, 2024 and was found to be in violation of the city's substandard structure ordinance outlined in the Local Government Code, Title 7, Subtitle A, Chapter 214, for Substandard Buildings & Structures; Ordinance #017-24.

OWNER OF RECORD: Juan A Galvan and Bernarda R Galvan

NOTICES MAILED TO: Juan A Galvan and Bernarda R Galvan, 7324 Gillis Johnson St Apt 102, Fort Worth, TX 76179

LEGAL DESCRIPTION: Lot Three (3), in Block Five (5), of the Cranfill Addition, to the Town of Perryton, Ochiltree County, Texas

SITUS: 309 SE 2nd Ave, Perryton, TX 79070

PARCEL ID: R5289

VIOLATION: Any building or portion thereof that is determined to be an unsafe building in accordance with the building code or that endangers the life, limb, health, property, safety or welfare of the public or its occupants due to one or more violations of this code.

A hearing has been set before the city council for the determination to abate a building or structure that has been identified and inspected as substandard and/or hazardous according to the provisions of the Substandard Buildings & Structures Ordinance #017-24. The hearing will take place at Frank Phillips College - Allen Campus, 2314 S Jefferson, Perryton, Texas, **on the 5th day of November, 2024 at 6:30 p.m.** You may present your case as to why this building should not be declared a public nuisance and why you should not be ordered to repair, renovate, or demolish and clear such building or structure from the premises or proof of scope of any work that may be required to comply with the ordinance and the time it will take to reasonably perform the work. If the city council finds that this building is a substandard building or structure, the city council may order the abatement of said condition or conditions by repair, renovation, removal or demolition by you within a reasonable time to be set by the city council and that the city may demolish or remove said building if the owner does not comply with such order. Please give this matter your immediate attention. There are currently no fines nor tickets. The purpose of this notice is to notify you of the issue and hearing.

This the 17 day of October, 2024

CITY OF PERRYTON
Kerry Symons
Kerry Symons, Mayor

This instrument was acknowledged before me on the 17 day of October, 2024, Kerry Symons, Mayor on behalf of the City of Perryton in its capacity therein stated.

Tanisha Anderson
Notary Public, State of Texas

