



# CITY OF DECATUR, TEXAS

Development Services ★ 1601 S. State Street ★ Decatur, TX 76234 ★ (940) 393-0250 voice ★ (940) 626-4629 fax

## AGENDA

**Building Standards Commission Meeting  
Decatur City Hall – 201 E. Walnut St., Decatur, TX  
Monday, April 13, 2026  
Regular Meeting 3:30 p.m.**

### Call to Order and Announce a Quorum

- ITEM 1:** Discuss and take appropriate action regarding March 16, 2026, Minutes.
- ITEM 2:** The Commission to receive updates, consider and take action on an order of demolition on the property owned by Anna Juno Bible located at 803 N Newark Street City of Decatur, Wise County, Texas also described as Proctor Addition Block 54 Tract 4 and 5 that was deemed substandard by the commission on February 18, 2026, and given 30 days to repair, remove or demolish the building and to secure the structure until the property is brought into compliance. Staff is requesting that an order of demolition be issued today, to become effective on March 24, 2026, if the building is not brought into compliance by repairing, removing, or demolishing by March 23, 2026. **(Code Case #3454)**
- ITEM 3:** The Commission to hold a public hearing, consider and take action to determine the condition of structures as prescribed by City of Decatur Code of Ordinances, Article IV Unsafe, Dangerous or Hazardous Buildings and Structures, Section 10-105 Proceedings of the Building Standards Commission, (b) Criteria for Determining Substandard Condition, of property owned by Aguillar F&F Companies LLC located at 302 South Lane Street City of Decatur, Wise County, Texas also described as Block 48 Tarleton Addition. If the structure is determined to be substandard, the Commission shall take action according to the City of Decatur Code of Ordinances, Article IV Unsafe, Dangerous, or Hazardous Buildings and Structures, Section 10-105 Proceedings of the Building Standards Commission, (d) Action by the commission: Time Frames. **(Code Case #3348)**
- ITEM 4:** Discuss current code enforcement actions and schedules.
- a. 502 N Newark St, staff has been in contact with the property owner and continues working with the owner to gain voluntary compliance. Structure has hazardous conditions; there has been no progress by the property owner to correct the conditions to date. The case is proposed to be on the June 15, 2026, agenda for action if a resolution is not made. **(Code Case #3347)**
  - b. 300 S Houston St., during an investigation of a complaint, a substandard structure was found. The structure has a damaged roof, is unsecured, and violates several minimum standards defined by our ordinance. Staff has notified the owners by certified mail of dangerous and damaged construction on the property. No contact has been made by the property owners. We will continue to pursue notification; if no response is received, this will be brought before the BSC in July. **(Code Case # 3498)**

**For Your Information Items:**

**ITEM 5:** New and/or future business items.

- a. A Building Standards Commission Meeting is scheduled for **Monday, May 18, 2026**, at 3:30 PM.
- b. Depending on notices and property owner actions, additional Public Hearings may be scheduled.

**Adjournment:**

Prepared and posted this on the 6<sup>th</sup> day of April 2026, by 3:30 PM in accordance with Chapter 551, Texas Government Code.

  
Wayne Smith, CBO  
Development Services Director  
Chief Building Official

**PURSUANT TO SECTION 551.127, TEXAS GOVERNMENT CODE, ONE OR MORE COMMISSIONERS OR EMPLOYEES MAY ATTEND THIS MEETING REMOTELY USING VIDEOCONFERENCING TECHNOLOGY. THE VIDEO AND AUDIO FEED OF THE VIDEOCONFERENCING EQUIPMENT CAN BE VIEWED AND HEARD BY THE PUBLIC AT THE ADDRESS POSTED ABOVE AS THE LOCATION OF THE MEETING.**

**\*NOTE: THE BUILDING STANDARDS COMMISSION RESERVES THE RIGHT TO ADJOURN INTO A CLOSED MEETING AT ANY TIME REGARDING ANY ITEM ON THE AGENDA FOR WHICH IT IS LEGALLY PERMISSIBLE UNDER THE TEXAS OPEN MEETINGS ACT PURSUANT TO TEXAS GOVERNMENT CODE SECTION 551.071.**