

**NOTICE OF ORDER BY THE
SUBSTANDARD STRUCTURES REVIEW BOARD
OF THE CITY OF SOUTH PADRE ISLAND**

ORDER NO. 25-01-A

AN ORDER OF THE CITY OF SOUTH PADRE ISLAND SUBSTANDARD STRUCTURES REVIEW BOARD WITH REGARD TO THE ABATEMENT OF THE NUISANCE AND SUBSTANDARD AND DANGEROUS STRUCTURES LOCATED AT 204 W. GARDENIA, SOUTH PADRE ISLAND, TEXAS. LEGAL DESCRIPTION -PADRE BEACH SECTION VIII, LOT 19, BLOCK 116, REPLAT 1-1440-B, MULTI-FAMILY DWELLING.

THE CITY OF SOUTH PADRE ISLAND SUBSTANDARD STRUCTURES REVIEW BOARD ENTERED FINDINGS AND ISSUED ORDERS THAT THE PROPERTY IS DILAPIDATED, SUBSTANDARD, UNFIT FOR HUMAN HABITATION, CONSTITUTES A HAZARD TO THE HEALTH, SAFETY, AND WELFARE OF THE PUBLIC, AND IS IN VIOLATION OF THE CITY OF SOUTH PADRE ISLAND SUBSTANDARD STRUCTURES ORDINANCES: SECTION 4-17(B) SUBSTANDARD STRUCTURES, 4-17(C) PUBLIC NUISANCE DECLARED, AND IN VIOLATION OF THE 2018 INTERNATIONAL PROPERTY MAINTENANCE CODE SECTION 108.1.5, 108.1.5.2, AND OTHER SECTIONS, DANGEROUS STRUCTURER OR PREMISES, AND IN VIOLATION OF THE MINIMUM STANDARDS OF THE MODEL BUILDING CODES ADOPTED BY THE CITY, AND CONSTITUTES A NUISANCE.

ADDITIONAL ORDERS WERE ISSUED INCLUDING THAT THE OWNERS SUBMIT A DETAILED PLAN AND TIME SCHEDULE, INCLUDING A STRUCTURAL ENGINEERING REPORT BY APRIL 15, 2025, A SURETY BOND IN THE AMOUNT OF \$150,000, AND THAT THE PREMISES, INCLUDING THE POOL AREA BE SECURED IMMEDIATELY AND THAT NON-COMPLIANCE WITH ANY SSRB ORDER MAY RESULT IN THE ASSESSMENT OF CIVIL ADMINISTRATIVE PENALTIES NOT TO EXCEED \$500 PER DAY.

NO WORK SHALL BE PERFORMED UNTIL SUCH TIME AS A PERMIT IS ISSUED IN ACCORDANCE WITH CITY ORDINANCES AND THAT THE OWNER OBTAINS ALL NECESSARY PERMITS BY APRIL 15, 2025, AND THE OWNER COMMENCE WORK ON THE REQUIRED REPAIRS BY APRIL 21, 2025.

A COMPLETE COPY OF THE ORDER IS AVAILABLE FROM THE SOUTH PADRE ISLAND CITY SECRETARY.

THE NEXT SUBSTANDARD STRUCTURE REVIEW BOARD MEETING WILL BE HELD ON APRIL 16, 2025, AT 5:00 P.M. AT 4601 PADRE BLVD, SOUTH PADRE ISLAND, TX 78597.

ORDERED ON THIS THE 11TH DAY OF MARCH 2025.

ATTEST:
Angelique Soto, City Secretary

CITY OF SOUTH PADRE ISLAND, TEXAS
Patrick McNulty, Mayor