

CASE TIMELINE FOR 110 JOSEPHINE ST AKA 102 JOSEPHINE ST.

Activity	Date	Legal Requirement	Legal Reference
Code Enforcement Notified of Potential Violation	2/24/2022	n/a	n/a
Initial Inspection Completed	2/24/2022	When building, structure or premise thought to be substandard	Corpus Christi Property Maintenance Code 104.2
Notice of Violation Mailed to Last Known Addresses	2/25/2022	When there are reasonable grounds to believe there is a violation	City Ordinance Sec. 13-22(A) & (D)(2)
Notice of Violation Posted in Newspaper	3/17/2022 & 3/18/2022	When owner is unknown, whereabouts unknown, or where service of notice has failed (Published twice w/in a 10 day period)	City Ordinance Sec.13-22(A) & (D)(3)
Deadline to comply with Newspaper Notice of Violation	4/19/2022	When 30 days have elapsed from the date of first publication	City Ordinance Sec. 13-22(B)
Notice Received	3/4/2022	Returned mail receipt rec'd-Signed by BW, Rec'd by COVID 19, Date of delivery 2/28/22	n/a
Returned Notice of Violation Posted at Front Door of Property	3/28/22-4/1/22 & 4/4/22-4/8/22	When notice is returned showing unclaimed or not delivered	City Ordinance Sec. 13-22(A) & (D)(4)
Deadline to comply with Mailed Notice of Violation	3/26/2022	30 days from receipt of the notice	City Ordinance Sec. 13-22(A)(5)
Re-inspection	3/28/2022	Not less than 30 days from receipt of the notice or when 30 days have elapsed from date of first publication	City Ordinance Sec. 13-22(B)
Complaint filed with BSB	5/2/2022	When owner refused to comply; when not cured within 30 days from receipt of notice or any further agreed time; or when 30 days have elapsed from date of first publication	City Ordinance Sec. 13-22(B)(2)
Notice of Hearing Mailed to Last Known Address	5/3/2022	At least 10 days prior to hearing	City Ordinance Sec. 13-22(C) & (D)(2)
Notice of Hearing Posted in Newspaper	5/2/2022 & 5/3/2022	At least 10 days prior to hearing when owner is unknown, whereabouts unknown, or where service of notice has failed (Published twice w/in a 10 day period)	City Ordinance Sec.13-22(C) & (D)(3)
Notice of Hearing Filed with County Clerk	5/2/2022	At least 10 days prior to hearing	City Ordinance Sec. 13-22(C) & Tx Local Gov't Code 214.001€
Returned Notice of Hearing Posted at Front Door of Property	5/16/22 -5/20/22 & 5/23/22-5/25/22	When notice is returned showing unclaimed or not delivered	City Ordinance Sec. 13-22(C) & (D)(4)
BSB Agenda Posted	5/18/2022	72 hours (3 days) before scheduled time of hearing	Texas Govt. Code 551.043(a)
BSB Hearing	5/26/2022	Not less than 10 days nor more than 45 days after Complaint filed	City Ordinance Sec. 13-22 (C)