

**Building Standards Commission**  
**July 16, 2019**

Commission Members Present

Joe Milkes, Chairperson  
Andrew Lindquist  
Larry Shan  
Peter Krause  
Bryan Kaminski  
Mark Allen Lewis  
Dawn Wolverton  
Earl Dedman

Staff

Jennifer Knox-Walker, Assistant City Attorney  
Selso Mata, Building Official  
Gary Miles, Assistant Building Official  
Gwendolyn Bryant, Property Standards Specialist, Sr  
Sheryl Wilson, Property Standards, Inspections Services Supervisor  
Lacey Thornton, Sr. Administrative Assistant

Chairperson Joe Milkes called the meeting to order at 4:00 p.m. Tuesday, July 16, 2019 in the Senator Florence Shapiro Council Chambers. A quorum was present and notice of the meeting had been posted for the time and manner required by law. The following matters were discussed.

Chairperson Joe Milkes admitted all documents and testimony given into the official Building Standards record.

1. **Public comments:** No public comment.
2. **Approval of Minutes from March 19, 2019.**

Commission member Andrew Lindquist made a motion to approve the minutes from March 19, 2019. Commission member Bryan Kaminski seconded the motion. The Commission voted 8-0 in favor of approving the minutes from March 19, 2019.

3. **Discussion and consideration of request for interpretation of the 2018 International Property Maintenance Code Section 603.1 as it pertains to the operability of washers and dryers.** Applicant: Brian Hamilton for Sudz 4 Dudz, Inc., Property Address: 3182 West Parker Road, Plano, Texas 75075.

Mr. Brian Hamilton, Applicant, testified to the Notice of Violation he received from Property Standards regarding washers and dryers in his laundromat located at 3182 West Parker Road, Plano, Texas 75075 and his understanding of Section 603.1 of the 2018 International Property Maintenance Code. Mr. Hamilton testified that Section 603.1 of the 2018 International Property Maintenance Code does not apply to washers and dryers.

The Building Standard Commission Members asked Mr. Hamilton questions regarding his washers and dryers. The Building Standards Commission Members read the 2018 International Property Maintenance Code aloud and stated their interpretation of the Code Section 603.1. The Applicant was then asked if this

clarification helped him understand the violation and how it pertains to his case. Mr. Hamilton agreed to the understanding of the Code, but stated the Code was too broad.

Gwendolyn Bryant, Property Standards Specialist Sr., testified to the Notice of Violation, the pictures taken of the equipment, and conversations she had with Mr. Hamilton. Ms. Bryant testified on the status of the Property.

Mr. Hamilton answered questions from Commission members in reply to the Property Standards findings on the Property.

Sheryl Wilson, Property Standards Inspection Services Supervisor, testified as to the conversations that took place at a meeting with Ms. Bryant, Mr. Hamilton, and she had on his Property Standards case. Ms. Wilson testified Property Standards was willing to work with Mr. Hamilton on repair time if needed, but Mr. Hamilton stated he would like to appeal his case. Ms. Wilson testified to the standards and requirements of maintaining appliances in proper working condition to ensure safety.

Ms. Wilson answered questions brought by the Commission Members.

Mr. Hamilton readdressed the Commissioners to answer questions regarding the testimony of Ms. Wilson.

Selso Mata, Building Official, read from the 2018 Property Maintenance Code Section 104 which states the duties and powers given to the Building Official to interpret the Codes. Mr. Mata read from Section 102 of the 2018 Property Maintenance Code which states the maintenance and applicability of the Code.

Gary Miles, Assistant Building Official, read the definition of Plumbing Appliance in the 2018 International Plumbing Code.

Chairperson Joe Milkes closed the floor to public comment.

Chairperson Joe Milkes opened the floor to discussion for Members.

Commission member Joe Milkes made a motion on the request for interpretation of the 2018 International Property Maintenance Code Section 603.1 as it pertains to the operability of washers and dryers. Commission member Andrew Lindquist seconded the motion. The Commission voted 6-2 in favor of the motion that Section 603.1 of the 2018 International Property Maintenance Code applies to the operability of washers and dryers.

#### **4. Items for future agendas.**

Lacey Thornton, Sr. Administrative Assistant, testified there are no cases scheduled for future agendas at this time, but the cutoff date is July 26, 2019 for the August 20, 2019 meeting.

The Public Hearing adjourned at 5:07 p.m.

  
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Joe Milkes, Chairperson