



Development Services Department Code Compliance Monthly Report

FY24-25

April

In April, Code Compliance Officers initiated 1,297 new cases and completed 4,387 total inspections. 574 cases were proactively picked up by officers. 723 cases were reactive, or complaint driven.

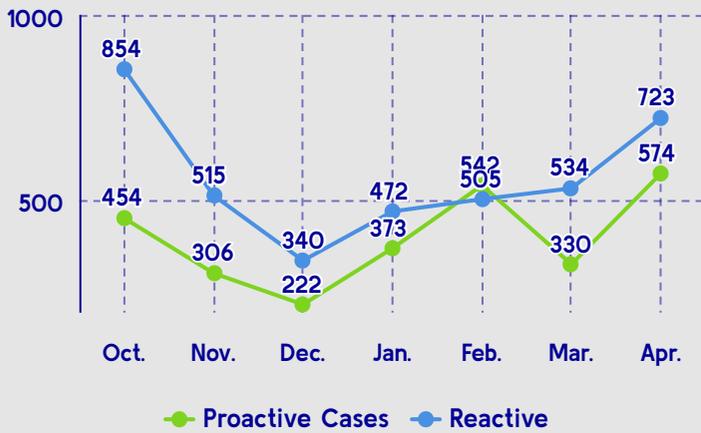
44%

Proactive - 574 new cases initiated by compliance officers

56%

Reactive - 723 complaint-driven cases (311, councilmembers, other sources)

Case Initiation Comparison: Proactive vs Reactive



Inspection Count



Community Outreach Event:

Code Compliance participated in the "Earth Day-Bay Day" event.



Please reach out to our Senior Compliance Officers with any code compliance questions or concerns. Their contact information is on each District report page.

Code Compliance Manager, Jon Perez (JonP@cctexas.com or 361.826.1128) and Assistant Director, Tracey K. Cantu (TraceyC@cctexas.com or 361.826.3021) are also available to answer questions or concerns.



Development Services Department

Code Compliance Monthly Report

FY24-25

April

District 1

Senior/Lead Compliance Officer - **Michael Gutierrez**
 361.945.0262 | mgutierrez@cctexas.com

Compliance Officers - Alex Gonzales, Grant Zander, Paulina Garcia, Diana Gonzalez,
 Jorge Ortiz, vacant, vacant

Compliance Cases Initiated	288
Inspections Completed	1080
Tall Grass / Weeds	734
Building Permits Required	1
Emergency Demolitions	7
Emergency Measures	3
Illegal Dumping	1
Illegal Signs	0
Junked Vehicles	63
No Violation Found	90
Parking on Unimproved Surfaces	1
Property Maintenance Standards	47
Short-term Rentals	0
Substandard Buildings	18
Unsecured Vacant Buildings	88
Water Restrictions	3
Zoning	24
Notices of Violations Issued	247
Citations Issued	36

Abatements Completed	39
Mowing & Debris Removal	32
Structures Secured (Board-ups)	4
Site Secured (Perimeter Fencing)	0
Illegal Signs Removed	0
Junked Vehicles Removed	0
Emergency Demolitions	0
Emergency Measures	0
Substandard Structure	3
Abatements Pending	21
Mowing & Debris Removal	18
Structures Secured (Board-ups)	1
Site Secured (Perimeter Fencing)	0
Junked Vehicles Removed	0
Emergency Demolitions	1
Emergency Measures	1
Substandard Structure	0
Next BSB Hearing - May 22, 2025	

Status of High Profile Property

Buc Days Parade Sweep

In preparation for the Buc Days Night Parade on April 26, 2025, Code Compliance conducted a comprehensive sweep of Leopard St, spanning from Nueces Bay to Upper/Lower Broadway and concluding at Schatzel St.

before & after abatement





Development Services Department

Code Compliance Monthly Report

FY24-25

April

District 2

Senior/Lead Compliance Officer - **Josue Gomez**
361.945.0256 | josueg2@cctexas.com

Compliance Officers - Martin Lopez, Tiffany Ortiz, Brianna Perez, Sa'Rhonda Miller, John Garza, vacant, vacant

Compliance Cases Initiated **363**

<u>Inspections Completed</u>	1311
Tall Grass / Weeds	828
Building Permits Required	0
Emergency Demolitions	8
Emergency Measures	3
Signage	0
Illegal Dumping	0
Junked Vehicles	95
No Violation Found	156
Parking on Unimproved Surfaces	4
Property Maintenance Standards	78
Short-term Rentals	0
Substandard Buildings	10
Unsecured Vacant Buildings	96
Water Restrictions	4
Zoning	29

Notices of Violations Issued **270**

Citations Issued **89**

Abatements Completed **44**

Mowing & Debris Removal	36
Structures Secured (Board-ups)	2
Site Secured (Perimeter Fencing)	0
Illegal Signs Removed	0
Junked Vehicles Removed	2
Emergency Demolitions	4
Emergency Measures	0
Substandard Structure	0

Abatements Pending **31**

Mowing & Debris Removal	27
Structures Secured (Board-ups)	2
Site Secured (Perimeter Fencing)	0
Junked Vehicles Removed	0
Emergency Demolitions	2
Emergency Measures	0
Substandard Structure	0

Next BSB Hearing - May 22, 2025

Status of High Profile Property

4417 Dinn St. | Vacant Building

Emergency Demolition case was started following a structural fire of the accessory building at the rear of the property.

Current Status- Structure was demolished on April 07, 2025.



before & after demolition photos



Development Services Department

Code Compliance Monthly Report

FY24-25

April

District 3

Senior/Lead Compliance Officer - **Grace Elledge**
361.945.0213 | gracee@cctexas.com

Compliance Officers - Diana T. Garza, Daniel Rohde, Melanie Flores, vacant, vacant, vacant

Compliance Cases Initiated		242
Inspections Completed		757
Tall Grass / Weeds		498
Building Permits Required		0
Emergency Demolitions		3
Emergency Measures		1
Illegal Dumping		0
Illegal Signs		0
Junked Vehicles		80
No Violation Found		50
Parking on Unimproved Surfaces		4
Property Maintenance Standards		21
Short-term Rentals		0
Substandard Buildings		17
Unsecured Vacant Buildings		24
Water Restrictions		43
Zoning		16
Notices of Violations Issued		163
Citations Issued		51

Abatements Completed		109
Mowing & Debris Removal		8
Structures Secured (Board-ups)		1
Site Secured (Perimeter Fencing)		0
Illegal Signs Removed		93
Junked Vehicles Removed		6
Emergency Demolitions		0
Emergency Measures		0
Substandard Structure		1

Abatements Pending		4
Mowing & Debris Removal		4
Structures Secured (Board-ups)		0
Site Secured (Perimeter Fencing)		0
Junked Vehicles Removed		0
Emergency Demolitions		0
Emergency Measures		0
Substandard Structure		0

Next BSB Hearing - May 22, 2025

Status of High Profile Property

4926 Holly Road
Vacant Building

Active cases for tall weeds, litter and solid waste, and unsecured openings.

Current Status - As of 04/14/25, the property is compliant. Code Compliance will continue to inspect monthly to ensure the property remains compliant.



District 3



Development Services Department

Code Compliance Monthly Report

FY24-25

April

District 4

Senior/Lead Compliance Officer - **Estella Padron**
 361.945.0197 | estellas@cctexas.com

Compliance Officers - Hazal Prado, Gilbert Salazar, George Chatman, Drina Rodriguez, vacant

Compliance Cases Initiated	245
Inspections Completed	933
Tall Grass / Weeds	699
Building Permits Required	1
Emergency Demolitions	0
Emergency Measures	0
Illegal Dumping	1
Junked Vehicles	52
No Violation Found	91
Parking on Unimproved Surfaces	0
Property Maintenance Standards	22
Short-term Rentals	0
Substandard Buildings	2
Unsecured Vacant Buildings	8
Water Restrictions	18
Zoning	39
Notices of Violations Issued	158
Citations Issued	32

Abatements Completed	0
Mowing & Debris Removal	0
Structures Secured (Board-ups)	0
Site Secured (Perimeter Fencing)	0
Illegal Signs Removed	0
Junked Vehicles Removed	0
Emergency Demolitions	0
Emergency Measures	0
Substandard Building Demolitions	0
Abatements Pending	6
Mowing & Debris Removal	6
Structures Secured (Board-ups)	0
Site Secured (Perimeter Fencing)	0
Junked Vehicles Removed	0
Emergency Measures	0
Substandard Building Demolitions	0
Next BSB Hearing - May 22, 2025	

Status of High Profile Property

621 Naval Air Station Drive Vacant Property

Code Compliance started a substandard case due to fire damage and significant deterioration of the building.

On 04/15/25, the owner demolished the structure.



before & after demolition



District 5

Senior/Lead Compliance Officer - **Samuel Gomez**
 361.945.0239 | samuelg@cctexas.com
 Compliance Officers - Benjamin Falcon, Jacqueline E. Martinez

Compliance Cases Initiated	159
Inspections Completed	306
Tall Grass / Weeds	237
Building Permits Required	0
Emergency Demolitions	0
Emergency Measures	0
Illegal Dumping	0
Illegal Signs	0
Junked Vehicles	12
No Violation Found	37
Parking on Unimproved Surfaces	0
Property Maintenance Standards	9
Short-term Rentals	0
Substandard Buildings	2
Unsecured Vacant Buildings	0
Water Restrictions	7
Zoning	2
Notices of Violations Issued	70
Citations Issued	7

Abatements Completed	0
Mowing & Debris Removal	0
Structures Secured (Board-ups)	0
Site Secured (Perimeter Fencing)	0
Illegal Signs Removed	0
Junked Vehicles Removed	0
Emergency Demolitions	0
Emergency Measures	0
Substandard Building Demolitions	0
Abatements Pending	0
Mowing & Debris Removal	0
Structures Secured (Board-ups)	0
Site Secured (Perimeter Fencing)	0
Junked Vehicles Removed	0
Emergency Demolitions	0
Substandard Building	0
Next BSB Hearing - May 22,2025	

Status of High Profile Properties

4237 Snowbird St. | Vacant Building

Code Compliance has cases for tall weeds, litter and solid waste, overhanging tree limbs and unsecured openings.

Current Status- Compliant as of 4/23/25. Code compliance will monitor every three weeks to ensure continued compliance by the property owner.



4237 Snowbird before & after



Citation Activity

Total # Citations Issued **215**

Citations Filed in Municipal Court **229**

Status of Filed Citations

Warrants Issued	25
Pre-trial Hearing Scheduled	172
Payment Plan	2
Pending Bench Warrant	8
Dismissed by Prosecutor	1
Docket Closed - Fine Paid	13
Deferred Disposition	2
Bench Trial/Pending	1
Payment Status-Deferral	5

Total # Dispositioned Citations **251**

Status of Dispositioned Citations

Deferred Disposition/Payment Plan	63
Balance Due	4
Docket Closed - Fine Paid	38
Warrants Issued	95
Not Guilty	51


finest paid
Totaling:
\$ 23,133.56

Offenses by District

