

# 314 Leona



## Inspection Checklist

Date:06/27/2025

Inspector:Bradley Shaffer

Location:314 Leona St.

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained	<b>X</b>			
Improper Walls, partitions or other vertical supports		<b>X</b>	One Wall Collapsing	
Fireplaces or chimneys properly maintained		<b>N/A</b>		
Unsecure building: vacant and open.		<b>X</b>	Window Broken and wall severely damaged	
Lack of required rails, stairs, steps and/or balconies		<b>X</b>	Porch and railings extremely deteriorated	
Lack of or improper exterior wall coverings		<b>X</b>		
Hazardous wiring			Unable to Verify	
Hazardous plumbing			Unable to verify	
Hazardous mechanical equipment		<b>N/A</b>		
Sanitation:		<b>X</b>	Property not Maintained	
Lack of or improper connection to required sewage disposal		<b>N/A</b>		
Lack of or improper garbage and rubbish storage		<b>X</b>	No rubbish storage	
Standing or stagnant water	<b>X</b>			
Improper Drainage	<b>X</b>			
Improper Occupancy	<b>X</b>			
Inadequate exits	<b>X</b>			
Improper Fireplace or Chimney	<b>N/A</b>			

Improper Ceiling or Ceiling supports		X	Wall Deteriorated	
Improper Flooring or floor supports		X	Termite Damage	
Improper Foundation		N/A		
Vermin/Insects		X	Termite damage visible	
Dampness of habitable space		X	Wall deteriorated exposing interior to elements	
Lack of electrical lighting		N/A		
Hot and Cold Water		N/A		
Lack of or Improper Kitchen			Unable to verify	
Lack of or Improper bathroom			Unable to verify	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Property unmaintained.	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

518 N Ann Pictures



## Inspection Checklist

Date: 02/13/2026

Location: 518 N Ann

Inspector:

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Shingles damaged and deflection evident	
Improper Walls, partitions or other vertical supports		X	Exterior walls damaged	
Fireplaces or chimneys properly maintained		N/A		
Unsecure building: vacant and open.	X			
Lack of required rails, stairs, steps and/or balconies		X	No front porch	
Lack of or improper exterior wall coverings		X	Exterior wall coverings warping and coming off exposing paneling underneath	
Hazardous wiring			Unable to verify	
Hazardous plumbing			Unable to verify	
Hazardous mechanical equipment			Unable to verify	
Sanitation:	X			
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports	X			
Improper Flooring or floor supports	X			
Improper Foundation	X			
Vermin/Insects	X			
Dampness of habitable space		X	Roof Damaged	
Lack of electrical lighting		X	No electric	
Hot and Cold Water		X	No water	
Lack of or Improper Kitchen		X	No water or electric	
Lack of or Improper bathroom		X	No toilet or shower properly installed	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

# 618 S Ann Pictures



## Inspection Checklist

Date: 02/13/2026

Inspector:

Location: 618 S Ann

Bradley Shaffer

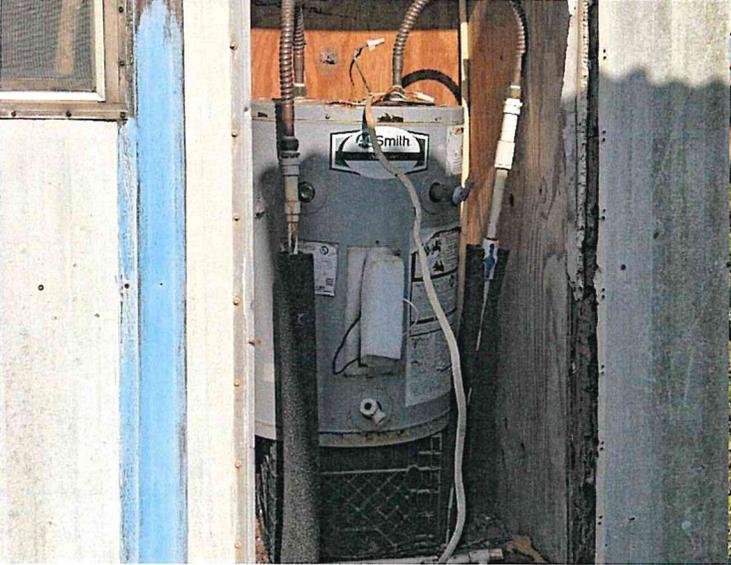
	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Shingles damaged and deflection evident	
Improper Walls, partitions or other vertical supports		X	Exterior walls damaged	
Fireplaces or chimneys properly maintained		N\A		
Unsecure building: vacant and open.	X		Building vacant	
Lack of required rails, stairs, steps and/or balconies		X	No back porch	
Lack of or improper exterior wall coverings		X	Exterior wall coverings warping and coming off exposing paneling underneath	
Hazardous wiring			Unable to verify	
Hazardous plumbing			Unable to verify	
Hazardous mechanical equipment			Unable to verify	
Sanitation:		X	Property unmaintained and junk scattered on property	
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports	X			
Improper Flooring or floor supports	X			
Improper Foundation	X			
Vermin/Insects	X			
Dampness of habitable space		X	Roof Damaged	
Lack of electrical lighting	X			
Hot and Cold Water		X	No water	
Lack of or Improper Kitchen		X	No water	
Lack of or Improper bathroom		X	No toilet or shower properly installed	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

# 618 S Virginia Trlr C



## Inspection Checklist

Date: **02/13/2026**

Location: **618 S Virginia Trlr C**

Inspector:

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Shingles damaged and deflection evident	
Improper Walls, partitions or other vertical supports		X	Exterior walls damaged	
Fireplaces or chimneys properly maintained		N/A		
Unsecure building: vacant and open.	X		Building vacant	
Lack of required rails, stairs, steps and/or balconies		X	No front porch	
Lack of or improper exterior wall coverings		X	Exterior wall coverings warping and coming off exposing paneling underneath	
Hazardous wiring			Unable to verify	
Hazardous plumbing			Damaged plumbing and improperly installed water heater	
Hazardous mechanical equipment			Unable to verify	
Sanitation:		X	Property unmaintained and brush piled on property	
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits		X	No porch on main exit	
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports	X			
Improper Flooring or floor supports	X			
Improper Foundation	X			
Vermin/Insects	X			
Dampness of habitable space		X	Roof Damaged	
Lack of electrical lighting	X			
Hot and Cold Water		X	No water and improperly installed water heater	
Lack of or Improper Kitchen		X	No water or Electric	
Lack of or Improper bathroom		X	No toilet or shower properly installed	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

# 2121 W Austin



## Inspection Checklist

Date: 02/13/2026

Location: 2121 W Austin

Inspector:

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Holes in roof, Shingles damaged and, deflection evident	
Improper Walls, partitions or other vertical supports		X	Damaged walls	
Fireplaces or chimneys properly maintained		N\A		
Unsecure building: vacant and open.	X			
Lack of required rails, stairs, steps and/or balconies		X	Front porch sinking	
Lack of or improper exterior wall coverings		X	Exterior wall coverings warping and coming off exposing paneling underneath	
Hazardous wiring			Unable to verify	
Hazardous plumbing			Unable to verify	
Hazardous mechanical equipment			Unable to verify	
Sanitation:		X	Property unmaintained	
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports	X			
Improper Flooring or floor supports	X			
Improper Foundation	X			
Vermin/Insects	X			
Dampness of habitable space		X	Roof Damaged	
Lack of electrical lighting		X	No electric	
Hot and Cold Water		X	No water	
Lack of or Improper Kitchen		X	No water or electric	
Lack of or Improper bathroom		X	No toilet or shower properly installed	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

# 602 Border Pictures



## Inspection Checklist

Date: 02/13/2026

Inspector:

Location: **602 Border**

Bradley Shaffer

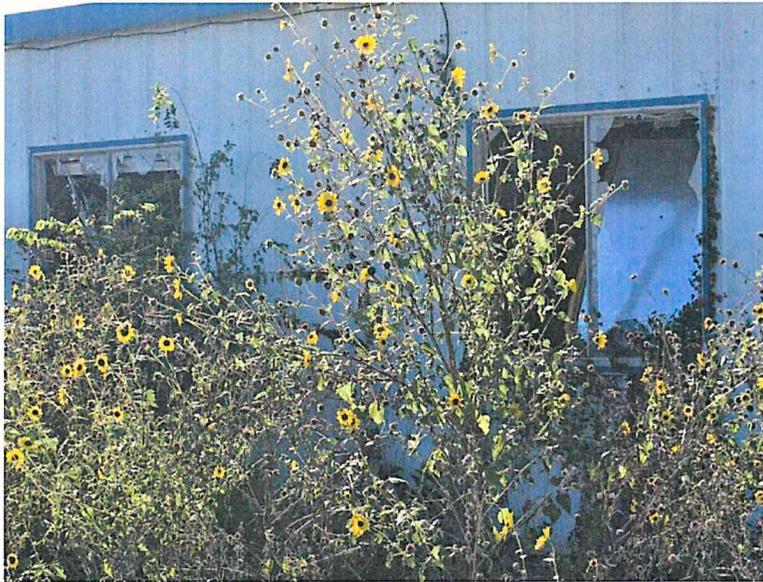
	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Shingles damaged and, deflection evident	
Improper Walls, partitions or other vertical supports		X	Damaged walls	
Fireplaces or chimneys properly maintained		N\A		
Unsecure building: vacant and open.	X		Property has broken windows but is lived in	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings warping and coming off exposing paneling underneath	
Hazardous wiring			Unable to verify	
Hazardous plumbing			Unable to verify	
Hazardous mechanical equipment			Unable to verify	
Sanitation:	X			
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports	X			
Improper Flooring or floor supports	X			
Improper Foundation	X			
Vermin/Insects	X			
Dampness of habitable space		X	Roof Damaged	
Lack of electrical lighting	X			
Hot and Cold Water		X	No water	
Lack of or Improper Kitchen		X	No water	
Lack of or Improper bathroom		X	No Water	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

# Orion Complex



## Inspection Checklist

Date: 02/13/2026

Inspector:

Location: Property ID 28072

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained	X			
Improper Walls, partitions or other vertical supports	X			
Fireplaces or chimneys properly maintained		N/A		
Unsecure building: vacant and open.		X	Windows broken in several places	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings warping and coming off exposing paneling underneath	
Hazardous wiring			Unable to verify	
Hazardous plumbing		X	No properly installed bathroom	
Hazardous mechanical equipment			Unable to verify	
Sanitation:		X	Property Unmaintained	
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage		X	No rubbish storage improperly stored open oil containers in back yard	
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Ceilings in disrepair	
Improper Flooring or floor supports		X	Floor coverings missing or damaged	
Improper Foundation	X			
Vermin/Insects		X	Evidence of rodents and vermin	
Dampness of habitable space	X			
Lack of electrical lighting		X	No electric	
Hot and Cold Water		X	No water	
Lack of or Improper Kitchen		X	No water or electric	
Lack of or Improper bathroom		X	No toilet or shower properly installed	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

# 215 S San Antonio Pictures



## Inspection Checklist

Date: 02/13/2026

Inspector:

Location: 215 S San Antonio

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Shingles damaged and deflection evident	
Improper Walls, partitions or other vertical supports	X			
Fireplaces or chimneys properly maintained		N\A		
Unsecure building: vacant and open.	X			
Lack of required rails, stairs, steps and/or balconies		X	Front porch sinking	
Lack of or improper exterior wall coverings		X	Exterior wall coverings warping and coming off exposing paneling underneath	
Hazardous wiring			Unable to verify	
Hazardous plumbing			Unable to verify	
Hazardous mechanical equipment			Unable to verify	
Sanitation:	X			
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports	X			
Improper Flooring or floor supports	X			
Improper Foundation	X			
Vermin/Insects	X			
Dampness of habitable space		X	Roof Damaged	
Lack of electrical lighting		X	No electric	
Hot and Cold Water		X	No water	
Lack of or Improper Kitchen		X	No water or electric	
Lack of or Improper bathroom		X	No toilet or shower properly installed	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).

## 934 W Live Oak Pictures



## Inspection Checklist

Date: 02/13/2026

Inspector:

Location: 934 W Live Oak

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained			Unable to verify	
Improper Walls, partitions or other vertical supports		X	Damaged to walls evident	
Fireplaces or chimneys properly maintained		N/A		
Unsecure building: vacant and open.	X		Windows broken door wide open however property has 6 foot privacy fence	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings appear in disrepair	
Hazardous wiring			Unable to verify	
Hazardous plumbing			Unable to verify	
Hazardous mechanical equipment			Unable to verify	
Sanitation:	X			
Lack of or improper connection to required sewage disposal			Unable to verify	
Lack of or improper garbage and rubbish storage	X			
Standing or stagnant water	X			
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports	X			
Improper Flooring or floor supports	X			
Improper Foundation	X			
Vermin/Insects	X			
Dampness of habitable space		X	Roof Damaged	
Lack of electrical lighting	X			
Hot and Cold Water		X	No water	
Lack of or Improper Kitchen		X	No water	
Lack of or Improper bathroom		X	No Water	
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Holes and other tripping hazards on property	

*This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.*

**State Law reference—** Authority to condemn dangerous buildings, V.T.C.A., Local Government Code § 342.012(b).