

807 S Ann Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 807 S Ann

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Roof has significant damage	
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.		X	Door not secure	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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	X			
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Unable to verify	
Improper Flooring or floor supports			Unable to verify	
Improper Foundation		X	Evidence of water and insect damage	
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Evidence of water damage	
Lack of electrical lighting		n/a		
Hot and Cold Water		n/a		
Lack of or Improper Kitchen		n/a		
Lack of or Improper bathroom		n/a		
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Trip hazards present	

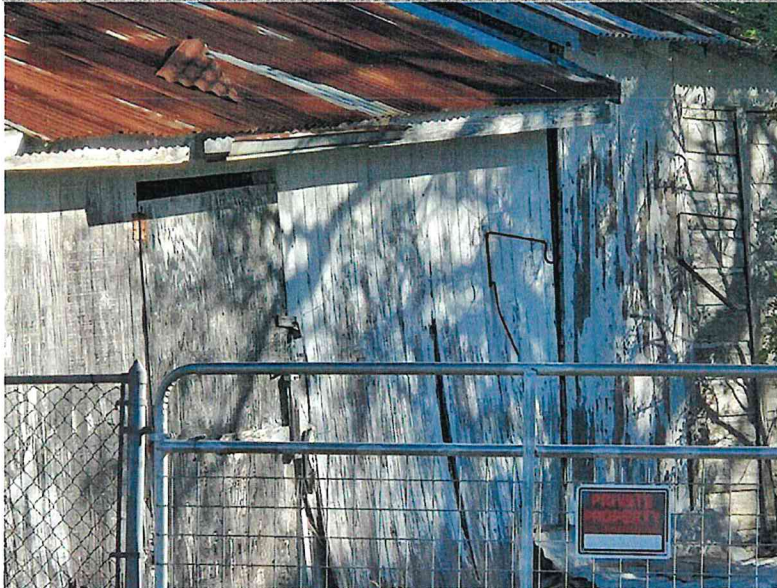
This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.

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

807 S Ann Details

Property owner is going to handle demolition of the damaged structure.

223 Tommy Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 223 Tommy

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	portions of roof missing	
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.	X			
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Ceiling supports are rotting and listing	
Improper Flooring or floor supports			Unable to verify	
Improper Foundation		X	Building is leaning	
Vermin/Insects		X		
Dampness of habitable space		X	Roof heavily damaged	
Lack of electrical lighting		n/a		
Hot and Cold Water		n/a		
Lack of or Improper Kitchen		n/a		
Lack of or Improper bathroom		n/a		
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Trip hazards present	

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).

223 Tommy Details

The property owner has been notified around August 2024 and January 2025.
We have had no response.

106 Alice Wilkens Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 106 W Alice Wilkens

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained	X			
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.		X	Door not secure	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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	X			
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Unable to verify	
Improper Flooring or floor supports			Unable to verify	
Improper Foundation		X	Evidence of foundation settling	
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Evidence of water damage	
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	Trip hazards present	

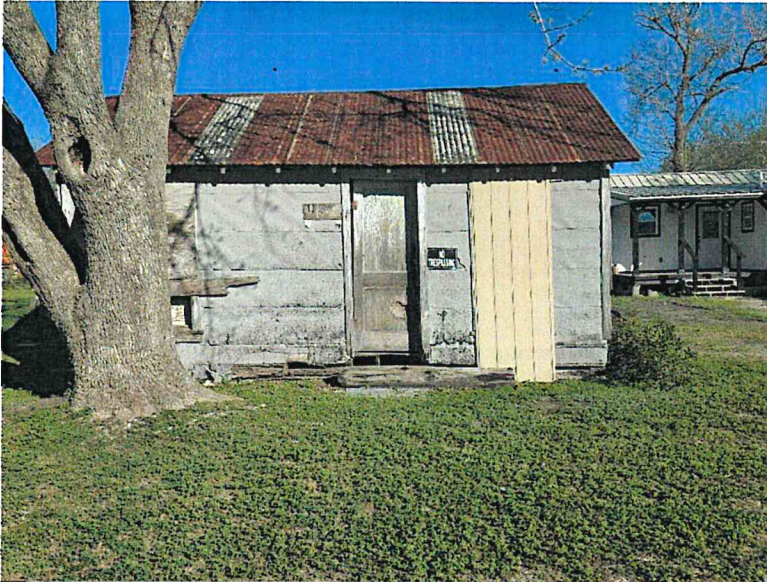
This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.

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

106 Alice Wilkens Details

The property owner is working on getting heirship documents finalized.
They are also deciding whether demolition or remodeling is going to be the best option.

1505 Oren Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 1505 Oren

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained	X			
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.	X			
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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			Rv connected to water and sewer	
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
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			Unable to verify	
Improper Foundation		X	evidence of insect or water damage to beams	
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Roof heavily damaged	
Lack of electrical lighting		n\a		
Hot and Cold Water		n\a		
Lack of or Improper Kitchen		n\a		
Lack of or Improper bathroom		n\a		
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Trip hazards present	

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).

1505 Oren Details

The property owner has received several notices dating back to July of 2024 in regards to several violations there has been occasional contact.

If the RV connections are not abated permanently then citations will be issued.

1506 Johnny Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 1506 Johnny

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Roof has evidence of deflection	
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.		X	Door not secure	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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	X			
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Unable to verify	
Improper Flooring or floor supports			Unable to verify	
Improper Foundation		X	Evidence of water and insect damage	
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Evidence of water damage	
Lack of electrical lighting		n/a		
Hot and Cold Water		n/a		
Lack of or Improper Kitchen		n/a		
Lack of or Improper bathroom		n/a		
Dead trees, tree limbs, holes, excavations or other conditions reasonably capable of causing injury to a person.		X	Trip hazards present	

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).

1506 Johnny Details

Notices were sent to this property owner in November of 2024 and January of 2025.
We have received no contact.

1610 Johnny Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 1610 Johnny

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Roof has evidence of deflection and missing shingles	
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.	X			
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings	X			
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	X			
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Evidence of water damage due to roof damage	
Improper Flooring or floor supports			Unable to verify	
Improper Foundation	X			
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Roof heavily damaged	
Lack of electrical lighting			Unable to verify	
Hot and Cold Water			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	Trip hazards present	

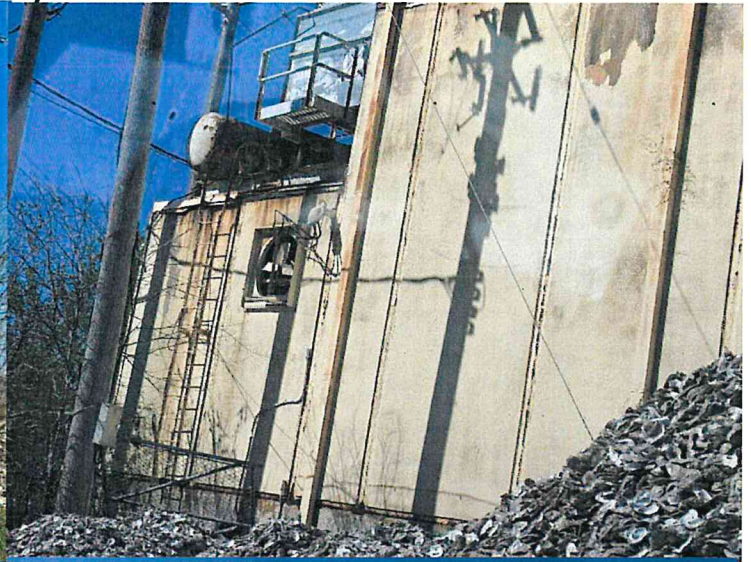
This inspection was completed in accordance with Sec. 12-287 of the City of Port Lavaca Code of Ordinances.

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

1610 Johnny Details

The property owner is in the process of having a contractor pull the relevant permits.
The materials for the work should be purchased this weekend.

912 Broadway Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 912 Broadway

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained	X			
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.		X	Broken windows	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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	X			
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Unable to verify	
Improper Flooring or floor supports			Unable to verify	
Improper Foundation	X			
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Evidence of water damage	
Lack of electrical lighting		X	No Electric	
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	Trip hazards present	

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).

912 Broadway

The property owners have not reached out to us in regards to this property.
They were mailed notices in August 2025.

307 Half League Pictures



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 307 Half-League

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Roof collapsing	
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.		X	Broken windows	
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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	X			
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Roof collapsing into ceiling	
Improper Flooring or floor supports		X	Evidence of water damage due to roof damage	
Improper Foundation	X			
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Evidence of water damage	
Lack of electrical lighting		X	No Electric	
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	Trip hazards present	

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).

307 Half League

Property owners have reached out and are going to be handling demolition as soon as possible. They need to remove a few things from the home before they can begin demolition.

221 Bonorden pictures.



Inspection Checklist

Date: 03/12/2026

Inspector:

Location: 221 Bonorden

Bradley Shaffer

	Pass	Fail	Violation/Deficiency	Location of violation
Roof properly maintained		X	Roof has evidence of deflection and shingle damage	
Improper Walls, partitions or other vertical supports		X	Damage to wall supports	
Fireplaces or chimneys properly maintained	N/A			
Unsecure building: vacant and open.	X			
Lack of required rails, stairs, steps and/or balconies	X			
Lack of or improper exterior wall coverings		X	Exterior wall coverings damaged	
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	X			
Lack of or improper garbage and rubbish storage		X	No rubbish storage	
Standing or stagnant water		N/A		
Improper Drainage	X			
Improper Occupancy	X			
Inadequate exits	X			
Improper Fireplace or Chimney	X			

Improper Ceiling or Ceiling supports		X	Evidence of water damage	
Improper Flooring or floor supports		X	Evidence of water damage due to roof damage	
Improper Foundation	X			
Vermin/Insects		X	Evidence of insect or water damage	
Dampness of habitable space		X	Evidence of water damage	
Lack of electrical lighting		X	No Electric	
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	Trip hazards present	

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).

221 Bonorden Notes.

- Notices were sent in January 2025 and August 2025. We have had no responses.