



MEMORANDUM

To: Galveston County Commissioners Court
From: Grants Administration Department
Court Date: July 6, 2026
RE: Texas General Land Office Community Development Block Grant-GCHAP
Hurricane Ike Disaster Recovery, Round 2 - No. B-08-DI-48-0001, Contract
No. 72120014

BACKGROUND:

The purpose of the Community Development Block Grant (CDBG) Disaster Recovery Housing Program (DRHP) is to provide housing assistance to individuals and families impacted by Hurricane Ike, which made landfall on September 13, 2008. Through the Galveston County Housing Assistance Program (GCHAP), financial assistance is available for the rehabilitation, reconstruction, new construction, and demolition of owner-occupied homes, rental properties, and multifamily housing developments.

The Program is designed to address unmet housing needs by providing applicants with safe, sanitary, and secure housing. This objective is achieved by either bringing Hurricane Ike-damaged housing units into compliance with applicable health and safety standards or replacing structures that cannot be feasibly repaired due to technical or economic constraints.

All proposed Program activities must meet one of the following National Program Objectives:

- Principally benefit low- and moderate-income persons; or
- Aid in the prevention or elimination of slum and blight.

For projects that qualify for reconstruction, the Disaster Recovery Housing Program (DRHP) will utilize a standardized set of professionally designed plans and specifications that meet or exceed all applicable requirements, including:

- Housing Quality Standards (HQS);
- Minimum Property Standards (MPS);
- International Residential Code (IRC), including Texas Department of Insurance (TDI) windstorm provisions where applicable;
- International Energy Conservation Code (IECC);



- Construction Requirements for Single-Family Affordable Housing, including accessibility requirements;
- All applicable federal, state, and local construction, health, and safety codes; and
- Any additional requirements established by the Texas General Land Office (GLO).

Upon completion, each reconstructed home will comply with Section 2306.514 of the Texas Government Code.

As part of the lien release process, all construction activities must be fully completed, the homeowner's promissory note must be properly executed and recorded, and the affordability period must reach its five-year maturity date before a release of lien can be issued.

SUMMARY:

The property located at 331 6th St., San Leon, TX 77539, legally described as Lots 11 and 12, Block 59, San Leon Townsite, has been reviewed to determine eligibility for a lien release. Based on the examination of the available property records and supporting documentation, all applicable requirements, obligations, and conditions associated with the lien have been fully satisfied. No outstanding deficiencies, encumbrances, or compliance issues were identified that would prevent the release of the lien. Therefore, the property meets the necessary criteria, and the lien may be released upon completion of the appropriate administrative procedures.

RECOMMENDATION:

Grants Administration requests that the Court authorize the County Judge to sign the Release of Lien for the property listed above. Enclosed for your review and signature is the Release of Lien pertaining to the above-referenced property.

ATTACHMENTS FOR WET SIGNATURE

Release of Lien 331 6th St., San Leon

THE STATE OF TEXAS
COUNTY OF GALVESTON

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KNOW ALL MEN BY THESE PRESENTS:

RELEASE OF LIEN

That, County of Galveston, Texas, in consideration of the payment of the indebtedness described in and secured by the lien created by the instrument hereinafter mentioned, as the legal owner and holder of such indebtedness, does hereby release from the lien created, the real property described in the instrument of record in the office of the County Clerk of Galveston County, Texas, to-wit:

UNSECURED FORGIVABLE PROMISSARY NOTE FOR SINGLE FAMILY RENTAL PROGRAM UNDER FEDERAL AWARD B-08-DI-48-0001 dated **May 23, 2018**, filed for record under **Galveston County Clerk's File No. 2019004614**, in favor of **COUNTY OF GALVESTON, TEXAS**, against **Clarence Jones and Ann Nguyen**, in the amount of **\$173,273.37** then decreased to **\$172,643.00** for a loan provided by federal disaster relief funds under the CDBG Disaster Recovery Program.

The property covered by the above instrument and hereby released is described as follows:

Abst. 10 A Edwards Lots 11 & 12 (11-0) Blk 59 San Leon Townsite aka 331 6th St., San Leon, TX 77539

Executed this the 6th day of July, 2026.

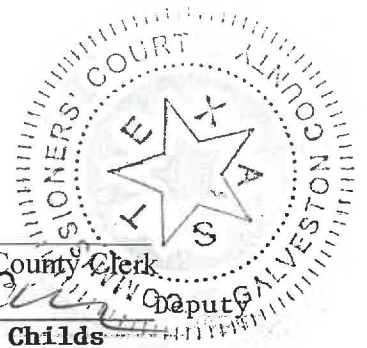
COUNTY OF GALVESTON, TEXAS

ATTEST:

BY: 
MARK HENRY, County Judge

Dwight D. Sullivan, County Clerk

By: 
Melissa Childs, Deputy



BEFORE ME, the undersigned authority, on this day personally appeared MARK HENRY, County Judge, Galveston County, Texas, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of the County of Galveston, Texas.

Given under my hand and seal of office on this 6TH day of JULY, 2026.

Seal


Notary Public, State of Texas

