

## AGENDA

**ZONING BOARD OF ADJUSTMENT AND APPEALS MEETING  
AUGUST 3, 2016- 5:30 PM  
MCALLEN MUNICIPAL BUILDING - 1300 HOUSTON AVENUE  
CITY COMMISSION CHAMBERS, 3<sup>RD</sup> FLOOR**

### CALL TO ORDER – JORGE SALINAS, CHAIRPERSON

#### 1. MINUTES:

- a) Minutes for regular meeting held on July 20, 2016

#### 2. PUBLIC HEARINGS:

- a) Request of Olga Yvette Garcia for the following variances to the City of McAllen Zoning Ordinance to allow: **1)** a side yard setback of 3 ½ feet instead of 22 feet for a proposed single family residence, and **2)** a lot area of 3,336 square feet instead of 4,500 square feet, for Lot 32, Arrowhead Subdivision Phase 1, Hidalgo County, Texas; 3701 Whitewing Avenue. **(ZBA2016-0039)**
- b) Request of Elvia J. Gonzalez Saldana to allow a variance to the City of McAllen Zoning Ordinance to allow: a side yard setback of 5 feet instead of 10 feet for a proposed swimming pool measuring 16.18 feet by 26.94 feet, for Lot 27, Cardona at Bentsen Lakes Phase IV, Hidalgo County, Texas; 2226 South 49<sup>th</sup> Lane. **(ZBA2016-0043)**
- c) Request of Maria Isabel Rocha to allow a variance to the City of McAllen Zoning Ordinance to allow: a front yard setback of 3 feet instead of 20 feet for an existing carport measuring 12 feet by 17 feet for Lot 166, Idela Park Unit 3 Subdivision, Hidalgo County, Texas; 3413 Lucille Avenue. **(ZBA2016-0038)**
- d) Request of Leonel & Graciela Gaitan to allow a variance to the City of McAllen Zoning Ordinance to allow: a front yard setback of 0 feet instead of 20 feet for an existing carport measuring 17 feet by 23 feet, for Lot 22, La Lomita Estates Subdivision, Hidalgo County, Texas; 3005 Walnut Avenue. **(ZBA2016-0042)**
- e) Request of Clint Schroff to allow a special exception to the City of McAllen Off-Street Parking and Loading Ordinance to provide 0 parking spaces instead of the required 6 parking spaces for a Beauty Supply Store for a lease space of 1,189 square feet out of Lot 1, Jackson Triangle Subdivision, Hidalgo County, Texas; 1400 East Expressway 83, Suite 130. **(ZBA2016-0030) (TABLED: 6/15/2016 UNTIL 7/20/16) (TABLED: 7/20/2016 UNTIL 9/7/2016)**

#### 3. DISCUSSION:

#### 4. INFORMATION ONLY:

**5. EXECUTIVE SESSION, CHAPTER 551, TEXAS GOVERNMENT CODE, SECTION 551.071 (CONSULTATION WITH ATTORNEY)**

**ADJOURNMENT:**

**IF ANY ACCOMMODATION FOR A DISABILITY IS REQUIRED, NOTIFY THE PLANNING DEPARTMENT AT (956) 681-1250 SEVENTY-TWO (72) HOURS PRIOR TO THE MEETING DATE. WITH REGARD TO ANY ITEM, THE ZONING BOARD OF ADJUSTMENT AND APPEALS MAY TAKE VARIOUS ACTIONS INCLUDING BUT NOT LIMITED TO RESCHEDULING AN ITEM IN ITS ENTIRETY FOR A FUTURE DATE OR TIME.**

**NOTICE OF REGULAR MEETING TO BE HELD BY  
THE MCALLEN ZONING BOARD OF ADJUSTMENT AND APPEAL**

**DATE:** Wednesday, August 3, 2016  
**TIME:** 5:30 p.m.  
**PLACE:** McAllen Municipal Building  
1300 Houston Avenue  
Commissioners' Room - 3rd Floor  
McAllen, Texas 78501

***SUBJECT MATTERS: SEE FOREGOING AGENDA***

**C E R T I F I C A T I O N**

I, the undersigned authority, do hereby certify that the attached agenda of the meeting of the Zoning Board of Adjustments and Appeals is a true and correct copy and that I posted a true and correct copy of said notice on the bulletin board in the municipal building, a place convenient and readily accessible to the general public at all times, and said notice was posted on the 29th day of July 2016 at 3:00 pm and will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with Chapter 551 of the Texas Government Code.

Dated this the 29th day of July 2016

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Gardenia Perez, Administrative Supervisor