

AGENDA

**ZONING BOARD OF ADJUSTMENT AND APPEALS MEETING
WEDNESDAY, JULY 3, 2013 - 5:30 PM
MCALLEN MUNICIPAL BUILDING - 1300 HOUSTON AVENUE
CITY COMMISSION CHAMBERS, 3RD FLOOR**

CALL TO ORDER – JESUS BARBA, CHAIRMAN

1. MINUTES:

Submission of minutes for meeting of June 5, 2013

2. PUBLIC HEARINGS:

- a) Request of Jose S. Gamez for variances to allow: **1)** a building addition measuring 10.5 feet by 18.33 feet with a rear yard setback of 0 feet instead of 20 feet, and **2)** a west side yard setback of 2.25 feet instead of 3.5 feet for Lot 5, Block 1, La Paloma Addition, Hidalgo County, Texas; 1608 Juniper Avenue **(ZBA2013-0013) (TABLED: 6/5/2013)**
- b) Request of Samuel Trevino for variances to allow: **1)** a minimum building separation of 3 feet instead of 12 feet to the main building, **2)** a sheet metal awning measuring 11.5 feet by 19.5 feet with a rear yard setback of 0 feet instead of 10 feet, **3)** a sheet metal awning measuring 22 feet by 11.5 feet with a rear yard setback of 0 feet instead of 10 feet, and **4)** a sheet metal awning measuring 22 feet by 11.5 feet with a side yard setback of 3 feet instead of 6 feet, for Lot 28, Heritage Manor No. 2 Subdivision, Hidalgo County, Texas; 4513 North 5th Street. **(ZBA2013-0014) (TABLED: 6/5/2013)**
- c) Request of Our Lady of Sorrows Church to allow the following variance: a rear yard setback of 5 feet instead of 10 feet to allow a carport measuring 14 feet by 19 feet for Lot 15, Las Villas Subdivision Unit No. 1, Hidalgo County, Texas; 125 Kerria Avenue. **(ZBA2013-0006)**
- d) Request of O.G. Construction the following special exception and variances: **1)** to allow a special exception to reduce the required parking spaces from 132 to 125, **2)** a variance to not provide a landscape strip of 10 feet along South 6th Street for the south 134 feet of the north 383 feet south of Lindberg Avenue, **3)** a variance to allow a landscape strip of 5 feet instead of 10 feet along South 6th Street for the south 239 feet out of the north 249 feet south of Lindberg Avenue, and **4)** a variance to not provide an 8 foot masonry wall for 3.016 acres out of Lot 6, Section 7, Hidalgo Canal Company Subdivision proposed as Lot 1, Napa Heights Subdivision, Hidalgo County, Texas; 611 Lindberg Avenue. **(ZBA2013-0020)**

- e) Request of Rolando Martinez for variances to allow: **1)** a side yard setback of 2.5 feet instead of 6 feet for a carport measuring 46.58 feet by 11.33 feet, **2)** a rear yard setback of 4.75 feet instead of 10 feet for a storage building measuring 16 feet by 16 feet, and **3)** a storage building measuring 16 feet by 16 feet with a separation distance of 9 feet to the main building instead of 12 feet, for Lot 32, Lark Crossing Subdivision, Hidalgo County, Texas; 6314 North 19th Lane. **(ZBA2013-0024)**

- f) Request of Celia Maldonado Reyman for variances to allow: **1)** a building addition measuring 11.16 feet by 28.5 feet with a side yard setback of 3.5 feet instead of 6 feet, and **2)** a carport addition measuring 11.16 feet by 24 feet with a side yard setback of 3.5 feet instead of 6 feet, for Lot 93, T.H.E. Enterprise Subdivision Unit No. 4, Hidalgo County, Texas; 1109 Yucca Avenue. **(ZBA2013-0015) (TABLED: 5/15/2013) (TABLED: 6/5/2013)**

3. DISCUSSION:

4. 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.