

AGENDA

**ZONING BOARD OF ADJUSTMENT AND APPEALS MEETING
WEDNESDAY, AUGUST 7, 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 July 17, 2013

2. PUBLIC HEARINGS:

- a) Request of Silvia M. Gonzalez for a special exception to not provide one parking space beyond the front yard setback for a single family residence, for Lot 56, Plantation Gap Subdivision Phase 2, Hidalgo County, Texas; 4709 Swallow Avenue. **(ZBA2013-0031)**
- b) Request of Jose Alonso for a variance to allow a front yard setback of 17.5 feet instead of 25 feet for a porch measuring 8 feet by 26 feet, for Lot 61, Bonham Subdivision (Unit No. 3), Hidalgo County, Texas; 2504 South 27th Street. **(ZBA2013-0030)**
- c) Request of Dalila Garza for a variance to allow a rear yard setback of 3 feet instead of 10 feet for a storage building measuring 12 feet by 12 feet, for Lot 21, Valley Gardens Subdivision, Hidalgo County, Texas; 3605 North 22nd Street. **(ZBA2013-0033)**
- d) Request of Jesus Leonel Moreno c/o Rocass LLC for a variance to allow a rear yard setback of 10 feet instead of 25 feet, for Lot 18, Oak Terrace Estates, Hidalgo County, Texas; 2010 North 44th Lane. **(ZBA2013-0022) (TABLED: 7/17/2013)**
- e) Request of Delfina Quintanilla for variances to allow: **1)** a front yard setback of 12 feet instead of 25 feet for a carport measuring 13.58 feet by 17.33, **2)** a side yard setback of 3.41 feet instead of 7 feet for a storage building measuring 10.16 by 10 feet, **3)** a rear yard setback of 4.41 feet instead of 10 feet for a storage building measuring 10 feet by 10.16 feet, **4)** a side yard setback of 2.5 feet instead of 5 feet for a canopy measuring 12.25 feet by 20 feet, **5)** a minimum building separation of 8 feet instead of 12 feet to the main building, **6)** a rear yard setback of 0 feet instead of 5 feet for a chimney (barbeque pit), for Lot 3, Alta

Loma Subdivision, Hidalgo County, Texas; 721 South 24th Street. **(ZBA2013-0025) (TABLED: 7/17/2013)**

- f) 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) (TABLED: 7/3/2013 until 8/7/2013)**

- g) 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) (TABLED: 7/3/2013) (REMAINED TABLED: 7/17/2013)**

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.