

AGENDA

ZONING BOARD OF ADJUSTMENT AND APPEALS MEETING WEDNESDAY, APRIL 4, 2018 - 5:30 PM MCALLEN CITY HALL, 1300 HOUSTON AVENUE CITY COMMISSION CHAMBERS, 3RD FLOOR

At any time during the course of this meeting, the Zoning Board of Adjustment and Appeals may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the Zoning Board of Adjustment and Appeals under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at any time during the course of this meeting, the Zoning Board of Adjustment and Appeals may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code.

CALL TO ORDER - Jorge Salinas, Chairperson

1. MINUTES:

- a) Minutes for meeting held on March 21, 2018.

2. PUBLIC HEARINGS:

- a) Request of Robert S. Simpson to allow the following variance to the City of McAllen Zoning Ordinance: An encroachment of 15 ft. into the 75 ft. corner side yard setback along Bicentennial Boulevard for a proposed bank building at Lot 1, Bicentennial Crossing Subdivision, Hidalgo County, Texas; 1901 Nolana Avenue. **(ZBA2018-0013)**
- b) Request of Julia Bondar to allow the following variance to the City of McAllen Zoning Ordinance: an encroachment of 5.33 ft. into the 20 ft. East rear yard setback for a proposed covered porch at Lot 13, Nuevo Santander Subdivision, Hidalgo County, Texas; 5602 North 6th Lane. **(ZBA2018-0010)**
- c) Request of Joseph Kouzez to allow the following variance to the City of McAllen Zoning Ordinance: an encroachment of 3.2 ft. into the 6 ft. East side yard setback for an existing covered porch building at Lot 2, Samyhills Subdivision, Hidalgo County, Texas; 4316 Date Palm Avenue. **(ZBA2018-0011)**
- d) Request of Jorge L. Maldonado to allow the following variances to the City of McAllen Zoning Ordinance: **1)** an encroachment of 5 ft. into the 25 ft. front yard setback for a proposed single family residence; and **2)** an encroachment of 5 ft. into the 25 ft. front yard setback for a proposed garage at Lot 30, Villa Valencia Subdivision, Hidalgo County, Texas; 7203 North 56th Lane. **(ZBA2018-0012)**

3. FUTURE AGENDA ITEMS

- a) 1016 Orange Avenue

ADJOURNMENT:

IF ANY ACCOMMODATIONS FOR A DISABILITY ARE REQUIRED, PLEASE NOTIFY THE PLANNING DEPARTMENT (681-1250) 72 HOURS BEFORE THE MEETING DATE. WITH REGARD TO ANY ITEM, THE PLANNING & ZONING COMMISSION MAY TAKE VARIOUS ACTIONS, INCLUDING BUT NOT LIMITED TO RESCHEDULING AN ITEM IN ITS ENTIRETY FOR PARTICULAR ACTION AT A FUTURE DATE.

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

DATE: Wednesday, April 4, 2018

TIME: 5:30 PM

PLACE: McAllen City Hall
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 above agenda for the Meeting of the McAllen Zoning Board of Adjustment and Appeals Commission 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 March, 2018 at 3:00 p.m. 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.

Date this the 29th day of March, 2018.

Iris Alvarado, Administrative Supervisor