

AGENDA

**ZONING BOARD OF ADJUSTMENT AND APPEALS MEETING
AUGUST 20, 2014 - 5:30 PM
MCALLEN MUNICIPAL BUILDING - 1300 HOUSTON AVENUE
CITY COMMISSION CHAMBERS, 3RD FLOOR**

CALL TO ORDER – JOSE G. GONZALEZ, CHAIRPERSON

1. MINUTES:

Submission of minutes for meeting of August 6, 2014

2. PUBLIC HEARINGS:

- a) Request of Carl Scalise to allow the following variance to the City of McAllen Zoning Ordinance: a 0 foot rear yard setback instead of 10 feet for a covered patio addition measuring 10 feet by 24.4 feet, for 0.42 acres out of Lot 8 in the southeast ¼ of Section 8, Hidalgo Canal Company Subdivision, Hidalgo County, Texas; 200 Houston Avenue **(ZBA2014-0023)**
- b) Request of Albert Munoz and Cynthia Hernandez to allow the following variance to the City of McAllen Zoning Ordinance: a 16.25 front yard setback instead of 25 feet for an irregularly shaped swimming pool, for Lot 15, Oxford Heights Subdivision, Hidalgo County, Texas; 3300 Kilgore Avenue **(ZBA2014-0024)**
- c) Request of Johnny Johnson to allow the following variances to the City of McAllen Zoning Ordinance: **1)** a 0 foot corner setback instead of 10 feet for an addition measuring 12.5 feet by 32 feet, **2)** a 0 foot corner setback instead of 10 feet for a gazebo measuring 12.5 feet by 12.5 feet, and **3)** a 0 foot side yard setback instead of 6 feet for a storage building measuring 12 feet by 12 feet, for Lot 55, Bryn-Mar Terrace Subdivision, Hidalgo County, Texas; 2700 Iris Avenue **(ZBA2014-0022) (TABLED: 8/6/2014)**
- d) Request of Jose R. Mata to allow the following variance to the City of McAllen Zoning Ordinance: to allow a front yard setback of 0 feet instead of 25 feet for a carport measuring 20.81 feet by 20.5 feet, for Lot 68, Lincoln Terrace Unit No. 3, Hidalgo County, Texas; 2844 Sycamore Avenue. **(ZBA2014-0018) (TABLED: 7/2/2014) (TABLED: 7/17/2014) REMAIN TABLED UNTIL FURTHER NOTICE**
- e) Request of Shaddai Leasing, LLC for a variance request to the City of McAllen Zoning Ordinance to allow a front yard setback of 11 feet instead of 20 feet for 2 carports measuring 18 feet by 36 feet for Lot 1, Shary Landing Subdivision, Hidalgo County, Texas; 416 South 49th Street **(ZBA2014-0015) (TABLED: 6/4/2014) (TABLED: 6/18/14) (REMAINED TABLED: 7/2/2014) (TABLED: 7/17/2014) REMAIN TABLED UNTIL FURTHER NOTICE**

3. INFORMATION: Joint meeting with City Commission 4:00 p.m. August 25, 2014.

**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.

ZBA2014-0023



JAMES E. DARLING, Mayor
 HILDA SALINAS, Mayor Pro-Tem and Commissioner District 3
 AIDA RAMIREZ, Mayor Pro-Tem and Commissioner District 4
 SCOTT C. CRANE, Commissioner District 1
 TREY PEBLEY, Commissioner District 2
 JOHN J. INGRAM, Commissioner District 5
 VERONICA VELA WHITACRE, Commissioner District 6

ROEL RODRIGUEZ, P.E., City Manager

LEGAL NOTICE

You are hereby notified that there will be a public hearing before the Zoning Board of Adjustment and Appeals, created under the McAllen Zoning Ordinance (Chapter 138 of the McAllen Code of Ordinances) to be held at McAllen Municipal Building Commission Room, 3rd Floor, 1300 Houston Avenue, McAllen, Texas on **August 20, 2014 at 5:30 p.m.** to consider the following:

Request of Carl Scalise to allow the following variance to the City of McAllen Zoning Ordinance: a 0 foot rear yard setback instead of 10 feet for a covered patio addition measuring 10 feet by 24.4 feet, for 0.42 acres out of Lot 8 in the southeast ¼ of Section 8, Hidalgo Canal Company Subdivision, Hidalgo County, Texas; 200 Houston Avenue (**ZBA2014-0023**)

All interested citizens are invited to appear and be heard. If any accommodations for disability are required please notify the Planning Department at (956) 681-1250 prior to the date of the meeting.

WITNESS MY HAND this 23rd day of July, 2014.

PLANNING DEPARTMENT

Rodrigo Sanchez

Rodrigo Sanchez
 Planner II

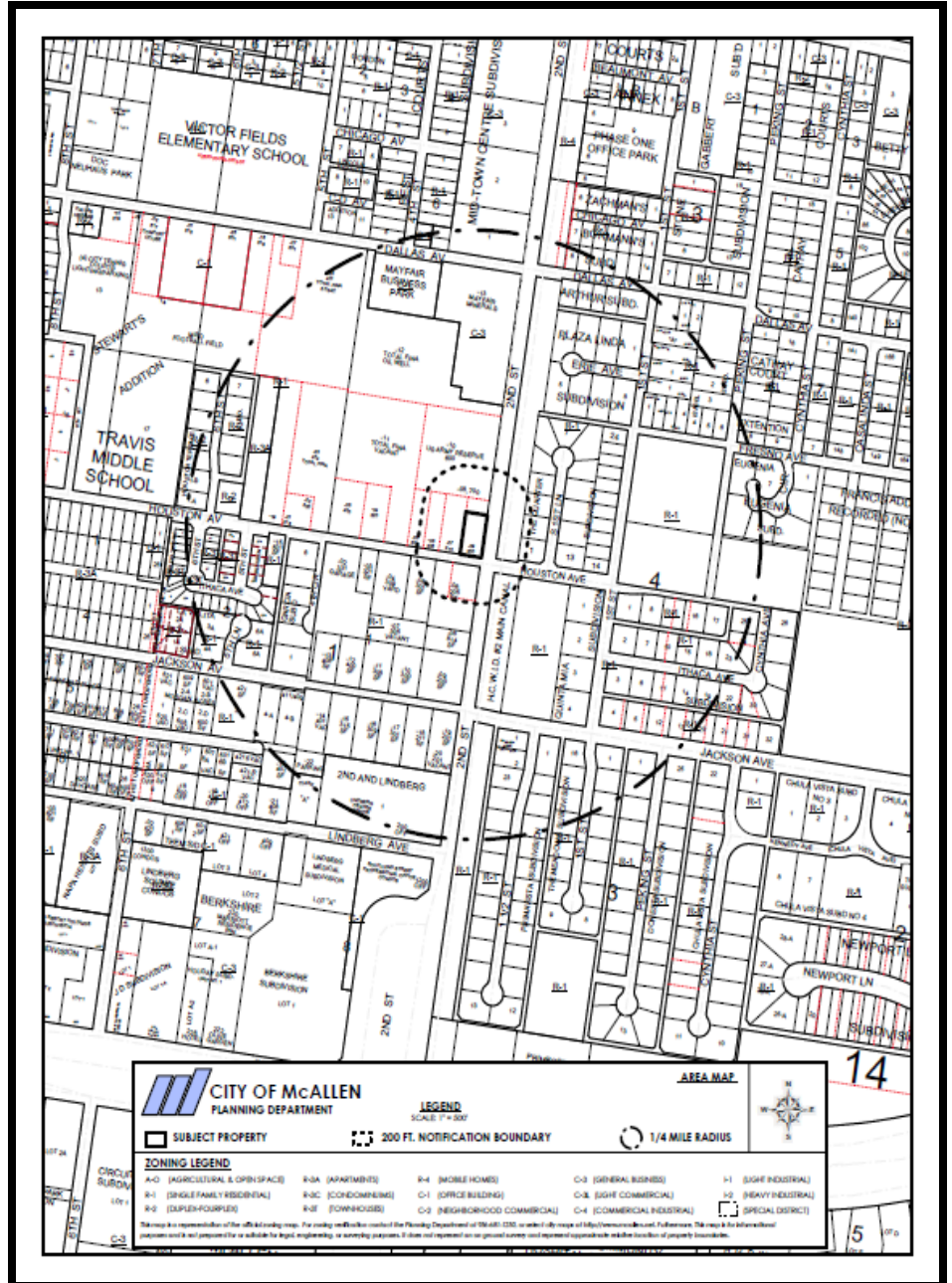
AVISO LEGAL

Por medio de este aviso queda usted notificado que habrá una audiencia publica ante La Mesa Directiva De Ajustes Y Apelaciones, creado bajo la Ordenanza de Zonificación (Capítulo 138 del Código de Ordenanzas de la Ciudad De McAllen) que se llevara a cabo en el Edificio Municipal, en el tercer piso situado en la dirección 1300 Avenida Houston, McAllen, Texas, el **20 de Agosto de 2014**, a las **5:30 p.m.** para considerar lo siguiente:

Carl Scalise ha solicitado un excepción a la Ordenanza de Zonificación de la ciudad de McAllen que permita un límite de la parte de atrás de 0 pies en lugar de 10 pies para un adición cubierto para patio midiendo 10 pies por 24.4 pies, para 0.42 acres fuera de Lote 8 en la parte cuarta sureste de Sección 8, de la Subdivisión Hidalgo Canal Company, Condado de Hidalgo, Texas; 200 Avenida Houston (**ZBA2014-0023**)

Todos los interesados pueden presentarse para expresarse. Si alguna comodidad es necesaria por discapacidad favor de notificar al departamento de Planeación antes del día de la junta al (956) 681-1250.

DOY FE FIRMANDO POR MI PUÑO Y LETRA este día 23 de Julio de 2014.



ZBA2014-0024



JAMES E. DARLING, Mayor
 HILDA SALINAS, Mayor Pro-Tem and Commissioner District 3
 AIDA RAMIREZ, Mayor Pro-Tem and Commissioner District 4
 SCOTT C. CRANE, Commissioner District 1
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Albert Muñoz & Cynthia Hernández han solicitado una excepción a la Ordenanza de Zonificación de la ciudad de McAllen que permita 16.25 pies como límite fijado enfrente de la propiedad en lugar de 25 pies para una pecina de forma irregular, para Lote 15, Subdivisión Oxford Heights, Condado de Hidalgo, Texas; 3300 Avenida Kilgore (**ZBA2014-0024**)

Todos los interesados pueden presentarse para expresarse. Si alguna comodidad es necesaria por discapacidad favor de notificar al departamento de Planeación antes del día de la junta al (956) 681-1250.

DOY FE FIRMANDO POR MI PUÑO Y LETRA este día 23 de Julio de 2014.

