

City of San Antonio



AGENDA Board of Adjustment

Development and Business Services
Center
1901 South Alamo

Monday, December 18, 2017

1:00 PM

1901 S. ALAMO

At any time during the meeting, the Board of Adjustment may meet in executive session regarding any of the matters posted above for attorney-client consultation in compliance with the Texas Open Meetings Act.

BOARD OF ADJUSTMENT MEMBERSHIP

Mary Rogers - District 7, Chairman

John Kuderer – District 9, Vice-Chair

Roger Martinez – District 10, Pro-Tem Chair

Dr. Lisa Zottarelli – District 1

Alan Neff – District 2

Denise Ojeda – District 3

George Britton – District 4

Maria Cruz – District 5

Jesse Zuniga – District 6

Donald Oroian – District 8

Henry Rodriguez – District Mayor

Alternate Members

Richard Acosta

Jay C. Gragg

Jeffrey Finlay

Paul E. Klein

Seth P. Teel

Edward P. Magallanes

11 a.m. - Board of Adjustment New Member Orientation in the Tobin Room.

1:00 p.m. - Public Hearing - Call to Order

Pledge of Allegiance

1. [18-1027](#) A-17-209: A request by Kevin Hull for 1) an 8.75 foot variance from the 26.25 foot height limit for secondary signage to allow a sign to be 35 feet tall, and 2) a request from the Northeast Gateway Corridor Overlay maximum sign height of 30 feet to allow the same sign to be 35 feet tall, located at 12102 IH-35 North. Staff recommends Approval. (Council District 10)

2. [18-1034](#) A-18-006: A request by Site Enhancement Services for a 75 foot variance from the 150 foot distance requirement between two signs to allow two signs to be 75 feet apart, located at 3147 SE Military Drive. Staff recommends Approval. (Council District 3)

3. [18-1036](#) A-18-010: A request by Christus Santa Rosa Medical Center for 1) a six foot variance from the 40 foot height limit to allow a sign to be 46 feet tall and 2) a request for a 28.5 square foot variance from the 240 square foot area limitation to allow a sign to be 268.5 square feet, located at 8703 Bandera Road. Staff recommends Approval. (Council District 7)

4. [18-1035](#) A-18-005: A request by Esther Ponce for a special exception to allow a one-operator beauty/barber shop within a home, located at 1220 Wyoming Street. Staff recommends Approval. (Council District 2)

5. [18-1028](#) A-17-210: A request by Cesar Galvez for a 25 percent variance from the requirement that a building located in the “C-1” zone have at least 30 percent of the façade dedicated to windows to allow a development to have five percent of the facade dedicated to windows, located at 6515 Tezel Road. Staff recommends Approval. (Council District 6)

6. [18-1038](#) A-18-021: A request by Tobias Stapleton for an appeal of the Historic Preservation Officer's decision to deny a request for demolition of a structure, located at 205 Ostrom Drive. Staff recommends Denial. (Council District 1)

7. [17-6749](#) A-17-201: A request by Stephen Hennigan for a five foot variance from the six foot maximum rear yard fence height to allow an eleven foot tall fence in the rear yard of the property, located at 22314 Roan Forest Drive. Staff recommends Denial with an Alternate Recommendation. (Council District 9)

8. [18-1029](#) A-18-008: A request by Henneke Financial Group, LLC for a special exception to allow a six foot tall solid screen fence in a portion of the front yard, located at 1121 East Crockett Street. Staff recommends Approval. (Council District 2)

9. [18-1033](#) A-18-009: A request by Esmeralda Galindo for a special exception to allow a solid screen fence to be as tall as six feet in the front yard of the property, located at 838 Keats Street. Staff recommends Approval. (Council District 5)

10. [18-1037](#) A-18-003: A request by Gabriela Escobedo for a ten foot variance from the 20 foot rear setback to allow an addition to be ten feet from the rear property line, located at 230 Prospect Road. Staff recommends Approval. (Council District 4)

11. [18-1024](#) Consideration and Approval of the December 4, 2017 Board of Adjustment Meeting Minutes.

Director's Report: Election of Officers and Short term rentals In January.

The Board of Adjustment may have a quorum present for a social gathering at a restaurant to be determined at the Board hearing.

Adjournment

**Language interpreters are available at the meeting.
For more information call (210) 207-6044.**

**Hay servicios de traducción simultánea disponibles.
Para más información llame al (210) 207-6044.**

This meeting site is accessible to persons with disabilities. Accessible parking is located at the front of the building. Auxiliary Aids and Services, and interpreters for the deaf are also available and must be requested 48 hours prior to the meeting. For assistance, call (210) 207-7720 or 711 (Texas Relay Service for the Deaf).

Este edificio tiene acceso y estacionamiento para personas discapacitadas. Hay Asistencia y servicios auxiliares, y interpretes para los sordos. Estos servicios deben ser pedidos con 48 horas de anticipación. Para asistencia, llame al (210) 207-7720 o al 711 (servicio de transmisión para sordos).